



**Property type :** Detached Villa

**Swimmingpool :** Private

**House area :** 145 m<sup>2</sup>

**Location :** Orxeta

**Plot area :** 480 m<sup>2</sup>

**Bedrooms :** 4

**Bathrooms :** 2

✓ Pre-air conditioning

## NEW BUILD VILLA IN ORXETA

New Build a single-family house in Orxeta, a peacefully town in a beautiful and fertile valley on the banks of the Sella river, and near to the coast.

The house is distributed on two floors and exteriors for leisure with swimming pool and private car park.

The exterior walls are made by ceramic brick coated with cement mortar and White Paint for facades. Inside the house plasterboard with thermal isolation. The outdoor property will have a pool, a chill out area, a garden with vegetation and a fenced perimeter with access for vehicles. Moreover, the plot has a private road with access for a car.

The interior walls of the bedrooms, dining room etc... are finished with laminated plasterboard and later a smooth plastic paint coat colour matte white. The ceiling will be built with laminated plasterboard painted in the same colour as the walls, creating a false ceiling in which there will be installations.

Ground floor with 3 bedrooms, 1 bathroom, living room, laundry, and chill out. First floor with 1 bedroom with dressing room and 1 bathroom. Exterior with swimming pool, and chill-out area with access for vehicles to the street. Heating and air conditioning by ducts. PVC carpentry with thermal bridge break. Interior carpentry doors of oak are designed from floor to ceiling.

The house will be equipped with pre-installation for air conditioning and heating by ducts.

Furniture of the kitchen, floor to ceiling, with an isle in oak, skirting board of aluminium and worktop of Quartz Colour White. Isle coated with metro tiles.

On the terrace there is a swimming pool, fully equipped

Orxeta appears peacefully sheltered in a beautiful and fertile valley on the banks of the Sella river, surrounded by imposing mountains that offer, in addition to its protection, a superb natural environment. If we add all this to the benefits of a typically Mediterranean climate, softened by the proximity of the sea, as it is near to the coast of La Vila Joiosa.

Orxeta is located in a privileged enclave, in a beautiful valley between the Relleu, Orxeta and Aitana mountains, next to the Amadorio Reservoir, which offers a perfect environment for nature lovers as they will find countless routes to walk and enjoy it. But at the same time, Orxeta is perfectly communicated with the main roads and towns on the Alicante coast, just 18 minutes from Benidorm (19 km), 12 minutes to La Vila Joiosa (8 km), 34 minutes to Alicante (39 km) , and it only takes 36 minutes to the El Altet airport in Torrellano (52 km).