



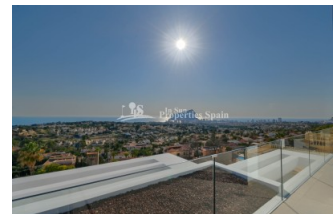
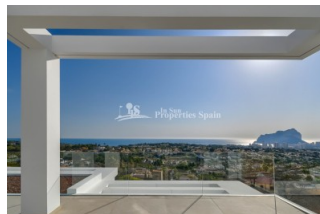
REF: # 13130

CALPE/MORAIRA (CALPE CENTRO)



INFO

PRIX:	1.985.000 €
TYPE:	Villa
CITY:	Calpe/Moraira (Calpe centro)
CHAMBRES:	4
Ba ENFANTS:	4
Built (m2):	418
pas (m2):	823
Terrasse (m2):	-
A ENFANTS:	
de plante:	1
MESSAGE	-



DESCRIPTION

Situated in an elevated area of Calpe, this stunning villa offers uninterrupted panoramic views from Calpe to Moraira, including the iconic Peñón de Ifach. Just a few minutes from Calpe's town center, you'll have easy access to restaurants, shops, sandy beaches, seafront promenades, and the Real Club Náutico. The well-known La Fustera beach, ideal for scenic walks in a natural setting, is less than a 5-minute drive away. Built on a plot of 802 m², the property offers a total living space of 418.85 m² distributed over three levels, connected by internal stairs and a lift. All floors enjoy spectacular sea views. The top floor (62.33 m²) features a double bedroom with en-suite bathroom, a private sea-view terrace, and a closed garage. The main floor (162.97 m²) includes a spacious and bright living-dining room, a fully equipped kitchen, laundry room, guest toilet, and two double bedrooms each with its own en-suite bathroom and direct access to sea-view terraces. The lower ground floor (66.73 m²) offers a cinema room, wine cellar, a double bedroom with en-suite bathroom, an additional guest toilet, a covered

porch, barbecue area, swimming pool, and a 29.52 m² terrace. This property combines luxury, comfort, and a privileged location—ideal for those seeking privacy, breathtaking views, and close proximity to the sea.



STYLE	VIEW	CLIMATISATION	DISTANCE :
<ul style="list-style-type: none"> moderne 	<ul style="list-style-type: none"> Panoramico Ocean une vue sur la montagne 	<ul style="list-style-type: none"> Central manger Cuisine chambres 	Beach : 2 Km aéroport: 40 Km : 4 Km
POSITION	MEUBLÉ	PARKING PAS. CAR	ZONES
Sur	<ul style="list-style-type: none"> Vide 	Garage no. Car : 1	<ul style="list-style-type: none"> stockage salle de jeux Bodega
ÉTAGE	CUISINE	JARD RIVIÈRE ET TERRASSES N	CHAUFFAGE
<ul style="list-style-type: none"> Stone 	<ul style="list-style-type: none"> cuisine cuisine équipée 	<ul style="list-style-type: none"> Terrasse ouverte Feux extérieurs arbres fruitiers Palm Playground Paysage clôtures murs en pierre cuisine d'été barbecue / grill Jard RIVER n privée 	<ul style="list-style-type: none"> chauffage au sol chauffage buf ENFANTS cheminée
EXTRA	CERTIFICAT ÉNERGÉTIQUE		
<ul style="list-style-type: none"> intégré Alarme Porte de sécurité Double vitrage Satellite TV stockage Laundry Elevator la purification de leau Internet 	 <p>The image shows a vertical energy efficiency scale with seven horizontal bars labeled A through G. Bar A is dark green, B is green, C is light green, D is yellow, E is orange, F is red-orange, and G is red. A green vertical bar on the right side of the scale is labeled 'IN PROGRESS'.</p>		

"OUR EXPERIENCE IS YOUR GUARANTEE"