



**Property type :** Villa

**Location :** Moraira\_Teulada

**Bedrooms :** 6

**Bathrooms :** 5

**Swimming pool :** Private

**Built surface :** 395 m<sup>2</sup>

**Plot surface :** 814 m<sup>2</sup>

✓ Lift

✓ Central heating

✓ Pre-air conditioning



## Luxury New Build Villa in Moraira – Just 3 km from the Sea

### Modern Design with Premium Features

Located in the picturesque coastal town of Moraira, this stunning new build villa is only 3 km from the sparkling Mediterranean Sea. Boasting a contemporary and functional design, this two-story home plus an underground level offers a generous 395 m<sup>2</sup> of living space. Designed to maximize comfort and natural light, the villa blends luxury with practicality in every detail.

### Spacious and Well-Planned Layout

The ground floor is thoughtfully designed for social living, featuring expansive living and dining areas alongside a modern kitchen and one bedroom. Upstairs, the private spaces include additional bedrooms, each offering breathtaking views and ultimate comfort. With 6 bedrooms and 5 bathrooms, this villa is perfect for large families or those who love hosting guests. The underground level provides additional customizable space, ideal for a home gym, cinema, or wine cellar.

### Premium Quality Construction

This villa is built with high-quality materials and attention to detail, ensuring a durable and stylish home:

Porcelain tiles by the prestigious brand Saloni.

A front door equipped with a three-bolt security lock for peace of mind.

Guardian Sun security climalit glass for enhanced insulation and safety.

Electric blinds in all bedrooms for added convenience.

Underfloor heating with a Mitsubishi heating pump for year-round comfort.

Mitsubishi air conditioning systems in all living areas and bedrooms with climate control.

### Private Pool and Outdoor Features

Enjoy a luxurious private pool with underwater LED lighting, a Roman staircase, and a built-in outdoor shower. The villa's exterior is designed for ease and privacy, featuring an automatic entrance gate with remote control and a pedestrian door for convenience.

### Prime Location in Moraira

Situated in a peaceful neighborhood, the villa is ideally located close to key amenities and attractions:

Moraira Beach: 3 km

Alicante Airport: 92 km

La Sella Golf Resort: 25 km

Shopping centers: 5 km

Port of Moraira: 4 km

Moraira is renowned for its charming coastal vibe, excellent dining options, and vibrant local culture, making it a perfect place to call home or invest in a holiday retreat.

### Schedule Your Viewing Today

Don't miss this opportunity to own a luxurious villa in one of the most desirable locations in Spain. Contact us now to arrange a visit and make this stunning property yours!

