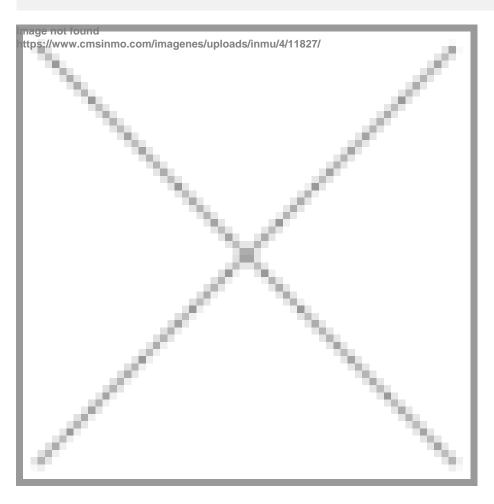




Villajoyosa, Calle Costera de la mar, 3, 03570, +34 603 500 700 | Albir (Alfaz del pi), Boulevard los Musicos 6, Albir, 03581, +34 966 866 563

## REF: # 11827

## LA NUCIA/POLOP (BARRANCO HONDO)

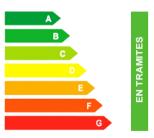


INFO			
PRECIO:	389.000 €		
TIPO:	Villa		
CIUDAD:	La Nucia/Polop (Barranco Hondo)		
HABITACIONES:	4		
Baños:	4		
Construidos ( m2 ):	247		
Parcela ( m2 ):	944		
Terraza ( m2 ):	40 + 20 + 5		
Años:			
Planta:	2		
MENSAJE	409.000€		

## DESCRIPCION

Mediterranean villa in a peaceful residential area of La Nucía! This impressive home offers a magnificent private garden with various types of fruit trees, a private pool, and a garage for two vehicles, with additional space for parking more cars. Moreover, it features a charming barbecue area for outdoor enjoyment. This property consists of a main house and a guest apartment, connected to provide comfort and privacy to its residents. The main house, with dual access, presents a welcoming entrance hall, a bright living room, a fully equipped kitchen, two bedrooms (one with a walk-in closet), two bathrooms, and a relaxing covered terrace to enjoy a sunny orientation. The connection between the main house and the guest apartment is located in the living room, offering easy access through a connecting door. The guest apartment has its own private entrance from the garden. Spread over two floors connected by an indoor staircase, the ground floor houses a cozy living room, a separate kitchen, an office, and a full bathroom. On the first floor, there is a lovely additional living room with a terrace, a bedroom, and another full bathroom. Furthermore, this property is equipped with central heating via radiators in all rooms, as well as three air conditioning units to provide maximum comfort in any season. This well-maintained house offers endless possibilities to tailor it to your needs and personal tastes."

## **CERTIFICADO ENERGETICO**



ESTILO	VISTAS	AIRE ACONDICIONADO	DISTANCIA A:	
Mediterraneo	<ul> <li>Vistas a la montaña</li> </ul>	• Comedor	Playa : 3 Km	
			Aeropuerto: 40 Km	
			Ciudad : 2 Km	
ORIENTACION	AMUEBLADO	PARKING NO. DE COCHES	TASAS	
Sur East West		OOOTILO	I.B.I : 1.100 €	
our Last Woot		: 4		
AREAS	SUELO	HABITACION DE INVITADOS	COCINA	
Oficina	• Azulejos	INVITADOS	<ul><li>Cocina cerrada</li><li>Cocina equipada</li></ul>	
		Sala de estar: 50 m m		
		Cocina : 1		
		Habitaciones:2		
		Baños : 1		
JARDÍN Y TERRAZAS	CALEFACION	EXTRA	CERTIFICADO ENERGETICO	
<ul> <li>Terraza cubierta</li> <li>Terraza abierta</li> <li>Luces exteriores</li> <li>Arboles frutales</li> <li>Palmeras</li> <li>Vallado</li> <li>Puerta electrica</li> <li>Cocina exterior</li> <li>BBQ/grill</li> <li>Jardín privado</li> </ul>	Gas central	<ul> <li>Armarios empotrados</li> <li>Trastero</li> <li>Lavanderia</li> <li>Internet</li> </ul>	B C C B E C C C C C C C C C C C C C C C	

"OUR EXPERIENCE IS YOUR GUARANTEE"