



H2S3927

Villa in Monte Pego

450,000€

INCREDIBLE SEA AND NATIONAL PARK VIEWS

PRIVATE 9M X 5M SWIMMING POOL

3 BEDROOMS, 2 SHOWER ROOMS, CENTRAL HEATING

DOWNSTAIRS WITH SEPARATE KITCHEN, SITTING ROOM AND BEDROOM

SPACIOUS VILLA INSIDE AND OUT

ELECTRIC GATED DRIVEWAY WITH COVERED PARKING

IBI 680€. BASURA 127€ PER YEAR. BUILT IN 1987.

BUILD SIZE 167M<sup>2</sup> AND PLOT 1000M<sup>2</sup>

Situated on the popular Urbanisation Monte Pego just a few kilometers from El Verger and Pego, this 3-bedroom detached villa has very impressive Sea and national park views. With gated entrance, covered parking, spacious living accommodation with sea views, private swimming pool and in very good condition. Worth a visit.

The approach has an electric gate and off-road parking for several vehicles. Terraces with fruit trees and a few steps leading down to a terrace.

Terrace with plenty of seating and dining space, awning for shade in the hot days, outside lighting, pathway to either side of the villa and door leading into the villa.

Lounge dining room with exposed timber beams, window overlooking the front terrace and open plan dining room with AMAZING sea and national park views. This is a WOW factor to this villa.

Kitchen with a range of base and wall units, double sink with a window over, free standing cooker with an extractor over, breakfast bar making this a sociable house for entertaining.

Bedroom 1 with a window, 2 sets of built in double wardrobes with cupboards over original Valencian style, lighting and exposed timber beams.

Bedroom 2 currently used as an office with exposed timber beams, built in double wardrobe with cupboards over, lighting and a window.

Family shower room with a walk-in shower, window, W.C, vanity unit with cupboards beneath and wall mirror over and lighting.

#### Downstairs

Is a perfect place for an older child who may want their own space or an independent apartment subject to a door being fitted to create a separate apartment. The accommodation is as follows.

Open plan lounge kitchen dining room. Kitchen area with an oven, hob and extractor, base and wall units, single sink, window to the terrace and lighting.

Bedroom 3 is a single bedroom but with a pull out bed to make it a double, window and lighting.

Shower room with a walk in shower, W.C, Vanity unit with drawers beneath and mirror over, window and lighting.

Outside has plenty of different spaces for entertaining, dining, seating, sunbathing and relaxing. Naya is spacious and has lots of space for entertaining out of the sun, BBQ and SEA VIEWS, swimming pool is 10m x 4m with Roman steps for ease of entry, seating areas around the garden, outside lighting and an array of fruit trees and plants indigenous to the local area. (I love the lime tree)

The villa has gas central heating, low annual tax of only 680€, built in 1987. Plot of 1000m<sup>2</sup> and build size of 167m<sup>2</sup>. Do not be disappointed book your visit today.