



## Fristående villa i Moraira\_Teulada - Nyproduktion

MORAIRA\_TEULADA

2.175.000€

ID # N8515



• Pool: Privat

• Close To Schools

• Hiss

• Basement

• Pre-installed air conditioning

**Lexington Realty**

C/ Finlandia 19, Bl. 1, Loc. 2  
Commercial Centre Gran Alacant  
03130 Santa Pola, ALICANTE

**Contact us**

W: [www.lexington-realty.com](http://www.lexington-realty.com)  
T: +34 966 69 51 52  
M: [contact@lexington-realty.com](mailto:contact@lexington-realty.com)

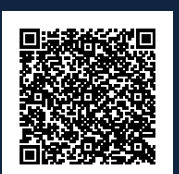




DESCRIPCIÓN	CANTIDAD
ALUMINIO	152,1242
VIDRIO	21,1242
PÓPCULO	21,1242
ALUMINIO	15,0042
ALUMINIO	4,0042
TERMOALUMINIO	162,0042
PIEDRA	40,0042
ALUMINIO	17,0042
ALUMINIO	21,1242
ALUMINIO	15,0042
TERMOALUMINIO	15,8542
ALUMINIO	8,0042
VIDRIO	2,2042
ALUMINIO	2,2042
ALUMINIO	84,0042
ALUMINIO	84,0042
ALUMINIO	84,0042

PLANTA ALTA

proyecto



## Beskrivning

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!

## Läge

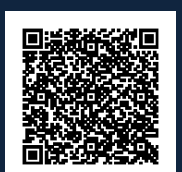
Moraira\_Teulada, Costa Blanca Söder, Alicante

### Lexington Realty

C/ Finlandia 19, Bl. 1, Loc. 2  
Commercial Centre Gran Alacant  
03130 Santa Pola, ALICANTE

### Contact us

W: [www.lexington-realty.com](http://www.lexington-realty.com)  
T: +34 966 69 51 52  
M: [contact@lexington-realty.com](mailto:contact@lexington-realty.com)





**Lexington Realty**

C/ Finlandia 19, Bl. 1, Loc. 2  
Commercial Centre Gran Alacant  
03130 Santa Pola, ALICANTE

**Contact us**

W: [www.lexington-realty.com](http://www.lexington-realty.com)  
T: +34 966 69 51 52  
M: [contact@lexington-realty.com](mailto:contact@lexington-realty.com)

