



REF: # 7198

DENIA



INFO

PRICE:	895.000 €
PROPERTY TYPE:	Villa
CITY:	Denia
BEDROOMS:	4
Bathrooms:	3
Build (m2):	240
Plot (m2):	2.400
Terrace (m2):	-
Year:	-
Floor:	2
Old price	995.000 €



DESCRIPTION

JUST REDUCED 100000€. Originally from 1910, this traditional Spanish finca has been lovingly restored and refurbished to enjoy a modern standard of living whilst still retaining all the charm and quaintness this type of property has to offer. With easy access and good roads the property is located in a quiet area just outside the town of Pedreguer and close to amenities. Electric gates open into the long driveway with ample off road parking and turning circle. The entrance of the property is framed with hand carved stonework and leads into the open plan kitchen with hand made cabinetry and large island complete with range oven and ceramic work top. Adjacent is the dining room with wood burning stove and a few steps lead to the sunken sitting room. Also on this floor is a good sized bedroom and showroom. The upper level comprises of the master bedroom with views over the gardens and 2 other guest bedrooms with access out onto a terrace wrapped in vines and overlooking the surrounding countryside and family bathroom. Throughout the property there are feature windows and other charming touches which boast an alliance to the materials which would have been

used in the original construction. The finca benefits from its own well which provides irrigation for the gardens and water for the pool. The gardens have been laid to lawn with a terrace around the pool area providing ample space for entertaining and relaxing. Various olive and fruit trees complete the picturesque ambience of this unique property. A true WOW factor can be appreciated from the moment the gates open.

ENERGETIC CERTIFIED



STYLE	DISTANCE TO :	ORIENTATION	PARKING
<ul style="list-style-type: none"> Rustic 	Beach : +10 Km Airport: 60 Km Town center : 1 Km	South	Parking no Cars: 4
MAIN LIVING AREA	FLOORING	KITCHEN	GARDEN AND TERRACES
<ul style="list-style-type: none"> Bathroom en-suite 	<ul style="list-style-type: none"> Tile floors 	<ul style="list-style-type: none"> Open kitchen Closed kitchen Equipped kitchen Granite countertop 	<ul style="list-style-type: none"> Covered terrace Open terrace Exterior lights Fruit trees Palm trees Landscaped Outdoor kitchen Private garden
HEATING	EXTRA	ENERGETIC CERTIFIED	
<ul style="list-style-type: none"> Central gas heating 	<ul style="list-style-type: none"> Built in wardrobes Storage room Laundry room 	 <p>The image shows a vertical energy efficiency scale with seven horizontal bars labeled A through G. The bars are colored from dark green (A) to red (G). A vertical green bar on the right side of the scale is labeled 'IN PROGRESS'.</p>	

"OUR EXPERIENCE IS YOUR GUARANTEE"