



**Property type :** Villa

**Location :** Aspe

**Area :** Alicante

**Bedrooms :** 3

**Bathrooms :** 2

**Swimming pool :** Private

**Garden :** Private

**Orientation :** South

**Views :** Countryside views

**Parking :** Driveway

**House area :** 180 m<sup>2</sup>

**Plot area :** 400 m<sup>2</sup>

**Airport :** 20min

**Beach :** 20min

**City :** 5min

**Golf :** 5min

✓ Fast Internet & Phone

✓ Air Conditioning

✓ Solar Power

✓ Fenced Plot

✓ Barbecue

✓ Mains Electric

✓ Electric Gates

✓ Walking Distance To Town

✓ Fireplace - Log Burner

✓ Terrace

✓ Mains Water

✓ Solar Water Heating

✓ Walking Distance - Restaurant / Bar

✓ Alarm System

✓ Mains Sewerage

## Embrace the Mediterranean Lifestyle: A Must-See Villa in Aspe

If you're in search of the perfect home in the sunny south of Spain, look no further. Our beautiful villa in Aspe is a sanctuary of comfort and convenience, tailored to the needs of British, Dutch, and German expats seeking a life of leisure and luxury.

### Key Features:

#### Prime Location:

Nestled in the heart of Aspe, this villa is a mere 10-minute stroll away from all the essential amenities. Whether it's shopping, dining, or entertainment, everything is at your fingertips.

For peace of mind, an A+E facility is just a stone's throw away, ensuring you and your loved ones are well taken care of.

#### Living Space:

With 3 bedrooms, 2 bathrooms, and a downstairs WC, there's ample space for family and guests to enjoy.

Step onto terracotta tiled floors that exude Mediterranean charm and character.

Stay toasty during the cooler evenings with a state-of-the-art pellet burner, controlled effortlessly via a convenient app.

#### Outdoor Oasis:

Delight in the recently refurbished 6x4m pool, a perfect spot for sun-soaked relaxation.

The wrap-around garden offers captivating mountain views and a lush environment for outdoor gatherings and relaxation.

Rejuvenate in the hot tub, sipping a glass of sangria as you take in the Spanish sun.

#### Kitchen and Appliances:

The high-quality kitchen is a culinary masterpiece, equipped with top-spec and built-in appliances for the chef in you.

#### Elegance at Every Turn:

An opulent marble staircase and a gallery landing that wraps around the home elevate your living experience.

Enjoy year-round comfort with programmable electric heaters, ensuring you're cozy no matter the season.

#### Energy Efficiency:

This villa features 10 solar panels, generating 4.3kw of clean energy and complemented by a high-quality inverter.

Additionally, you can sell surplus electricity back to the company.

Benefit from remarkably low utility bills: Ibi 600€ per year, electricity 40€ per month, and water just 15€ per month.

#### Golf Enthusiasts' Paradise:

Golf lovers will appreciate the proximity to a stunning golf course, making it a golfer's dream come true.

Font de Lop Golf Course is just 5 minutes away.

Alenda Golf is only 10 minutes away.

#### Parking and Accessibility:

A private drive accommodates 3 cars, providing ample parking space for residents and guests alike.

Live the Spanish dream in this remarkable villa, where luxury and affordability meet. Don't miss out on the opportunity to call this villa your home. Contact us today to arrange a viewing and take the first step toward your Mediterranean adventure!