



H2S3782

Villa in Ondara

430,000€

VERY SPACIOUS VILLA WITH 5 BEDROOMS & 4 BATHROOMS

PRIVATE SWIMMING POOL WITH ROMAN STEPS

GARAGE AND PLENTY OF OFF ROAD PARKING

INDEPENDANT APARTMENT IDEAL FOR FAMILY OR RENTALS

FLAT PLOT AND LOW MAINTENANCE GARDENS

MODERN OPEN PLAN LOUNGE KITCHEN DINING ROOM

LOCAL WALKING AND CYCLING ROUTES TO DENIA AND BEACHES

IBI 400€ basura 96€ Per year

Built in 1985. Build 445m2

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MONEY LAUNDERING REGULATIONS 2010

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LA LEY DE DESCRIPCIONES ERRONES DE PROPIEDAD DE 2013

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Villa for sale in Ondara with 2 separate accommodations. 1st floor with open plan, lounge kitchen dining room, 2 double bedrooms, 2 bathrooms, terrace with views and a roof terrace. Ground floor with 3 double bedrooms, 2 bathrooms, lounge dining room, kitchen and a naya. Outside a private pool and various store rooms, garage and plenty of off-road parking.

The approach to the villa has an electric gated entrance, plenty of parking for several vehicles and driveway to the garage.

Stairs with pretty ornate tiles leading to the 1st floor primary living accommodation. Seating terrace with lighting and door leading into the reception.

Reception is a lovely room ideal for reading and relaxing, with plenty of natural light streaming in through the two sets of triple windows, inset spot lights to the ceiling, ceiling vented hot and cold air conditioning, freestanding wood burner and open arch to the lounge dining room.

Lounge dining room with windows to the side elevation, inset spotlights on a dimmer switch, several ceiling vents for hot and cold air conditioning, dining area with ceiling light point, doorway to inner hall and bedrooms, door to roof terrace, open arch leading into the kitchen breakfast room.

Kitchen with a window and views towards La Sella and Montgo mountain, a range of built in wall and base units with pull out drawers, single sink with mixer tap over, fitted Miele oven, induction hob for 6 saucepans with a state of the art remote controlled extractor over, dishwasher, fridge and freezer, breakfast bar, inset spotlights, utility area with space and plumbing for washing machine, door to boiler room and door to the breakfast terrace.

Breakfast terrace with wonderful views over the orange groves and views towards La Sella and Montgo mountain.

Inner hallway with lighting and door leading to bedrooms 1, 2 and family shower room.

Bedroom 1 is a generous size double with a window, ceiling vent for hot and cold air conditioning, doorway leading to dressing room, this was previously a bedroom. The dressing room with a window and ceiling light point, doorway to the ensuite shower room.

En suite shower room with a walk-in shower, window, double vanity unit with drawers beneath, wall mounted cabinet with mirror doors, W.C, inset spotlights, heated towel rail and a window.

Bedroom 2 is a double bedroom with a window, ceiling vent for air conditioning and a ceiling light point.

Family shower room with a walk in shower, W.C, vanity unit with wall cabinet with built in light over and drawers beneath, heated towel rail and a window.

Roof terrace is accessed via the sitting room, stairs and storage leading to the roof terrace. The roof terrace has lovely views, towards the sea, mountains and over towards the picturesque mountains. 10 solar panels each generates 375KW.

Ground floor accommodation has two entrances, 1 via the naya and one via the rear.

Naya is very spacious with lighting space for dining and entertaining, lighting, door to store room, door to lounge dining room.

Lounge dining room with a feature fireplace with a free-standing wood burner, 2 radiators (gas supplied heating downstairs) ceiling lights, traditional tiled flooring, bar, window to the side and window to the front, door and window to the rear utility, door to inner hallway, door to the kitchen.

Kitchen with a range of base and wall units, fitted oven, gas hob with extractor over, single sink and drainer with mixer tap over,

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dishwasher, upright fridge freezer, window and lighting.

Inner hallway with lighting, doors to bedrooms 3, 4, 5, family bathrooms and family shower room.

Bedroom 3 is a generous size double bedroom with a window overlooking the swimming pool, radiator, hot and cold air conditioning unit, lighting.

Shower room with a walk-in shower cubicle, wash basin with wall cabinet over, W.C, space and plumbing for bidet, window, radiator and lighting.

Bedroom 4 is another double bedroom with a radiator, hot and cold air conditioning unit, window, ceiling fan and lighting.

Bedroom 5 is a twin bedroom with a radiator, ceiling light and a window overlooking the poolside.

Family bathroom with a window, full length bath and a mixer tap and shower over, radiator, window, W.C, wash basin with wall mirror and lighting.

Outside poolside is a spacious terrace for sun bathing, dining or just entertaining, the pool is 8 x 5 metres and has Roman steps and a ladder to get in and out. Plenty of outside lighting, lawn area, fruit trees, fenced so can be secure for young children or animals. Various store rooms, pool pump room, log store, utility room, garage, off road parking for many vehicles. The plot IS 816m² and the build is 442m². A very substantial house. All legal and registered.

Both accommodations have independent heating, downstairs has gas central heating and upstairs hot and cold vented air conditioning. The owners are selling due to family commitments. When they bought this house, they were going to spend the rest of their lives here, therefore they have not spared any expense on refurbishing the villa for them to live in.

The villa is in walking distance to the town and there are some lovely walking and cycling routes around the area. The town of Ondara is a thriving town very close to Denia and only 10 minute drive to the beaches.

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