



## listing



### Agent Info

Name:	Maklar Byran
Company Name:	
Country:	Spain
Experience since:	
Service Type:	Selling a Property
Specialties:	Buyer's Agent
Property Type:	Apartments, Houses, Other
Phone:	+34 (966) 730-129
Languages:	English, German, Spanish, Swedish
Website:	<a href="https://maklar-byran.com">https://maklar-byran.com</a>

### Listing details

Property for:	Sale
Price:	USD 795,353.51

### Location

Country:	Spain
Address:	La Mata
Posted:	May 21, 2024

#### Description:

Two exclusive new villas located in “La Manguilla” area, between “La Mata” and “Cabo Cervera” in Torrevieja. The villas are located just 250m from Cabo Cervera beach and 350m from La Mata beach. This property which has been designated as property Nº 1 has a&nbsp;176m2 built area plus 47m2 of solarium. Designed in a modern contemporary&nbsp;style and built to the highest standards, with unobstructed sea views.&nbsp;It has&nbsp;a private pool on a&nbsp;private plot, several terraces, parking and a solarium with jacuzzi and bar.

Inside, the property features a bright living-dining room, open plan kitchen, 3 spacious bedrooms with fitted wardrobes, 4 bathrooms (2 of which are ensuite)&nbsp;and a semibasement with natural light, totally finished and all open so that it&nbsp;can be divided to add additional bedrooms, a games room, TV/cinema room, gym etc...

These are some of the features included in the&nbsp;villa:&nbsp;

- Private salt water pool and cervical stream.
- Private solarium—chill-out area, with jacuzzi, bar top,&nbsp;electricity installation and&nbsp;artificial grass.
- Façade and exterior lighting completely installed.
- Parking area in the plot.
- Natural travertine stone details on the facades.



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- Spiral stairway to the solarium with widen footprint.
  - LED lighting in living-room.
  - LED lighting in bathrooms, halls, stairs and basement.
  - Underfloor heating on ground floor and first floor bathrooms.
  - Pre-installation of ducted A/C on the&nbsp;ground floor and first floor and pre-installed split A/C in the basement.
  - Porcelain floor tiles on the ground floor and&nbsp;basement and laminate flooring on the first floor.
  - PVC windows with antivandal glass, UVA ray filter, acoustic insulation and motorized shutters.
  - Energy saving Aerothermal boiler.

New: Yes

## Common

Bedrooms: 3  
Bathrooms: 4  
Finished sq. ft.: 176 sq m  
Lot Size: 227 sq m

## Building details

Outdoor Amenities: Pool

## Lease terms

Date Available:

## Contact information

Phone: 966730129  
IMLIX ID: NB0155

