



## listing



## Informações do Revendedor

Name:	Edward Barker
Nome da Empresa:	Abbey Properties
País:	Espanha
Experience since:	1971
Tipo de Serviço:	Selling a Property
Specialties:	Buyer's Agent, Listing Agent, Consulting, Other
Property Type:	Apartments, Houses, Commercial Property
Telephone:	+34 (965) 788-515
Languages:	English, French, German, Spanish
Website:	<a href="https://abbey.properties">https://abbey.properties</a>

## Detalhes do anúncio

Imóveis para:	Venda
Preço:	EUR 1,350,000

## Localização

Address:	LAS ROTAS
Adicionado:	26/01/2026
Informação adicional:	

## Overview

In Las Rotas, one of the most prestigious and soughtafter areas of Dénia, stands this elegant Mediterranean villa with spectacular panoramic sea views. Set on a spacious plot of 2,007 m<sup>2</sup> and with 270 m<sup>2</sup> built, it offers an environment of maximum privacy, natural light, and spaces designed to enjoy the Mediterranean all year round.

## Surroundings and Las Rotas Area

Las Rotas is synonymous with exclusivity: coves with crystalclear waters, a protected marine reserve, a seaside promenade, and some of the best restaurants in the city, all just a short walk from the property. Only 500 meters from the sea and very close to the Montgó Natural Park, this villa allows you to combine nature, sea, and tranquility with quick access to the center of Dénia and all services.

## Distribution and Spaces of the Villa

The villa is distributed over two floors with spacious and very bright rooms: four bedrooms and three bathrooms designed for comfort, as well as several living areas open to the outside. It features a large terrace with panoramic sea views, a games room on the ground floor with foosball and billiards, and a bedroom with an independent bathroom ideal for guests. Outdoors, the Mediterranean garden surrounded by pines, the pool with a covered bar, and various relaxation areas create a perfect environment to enjoy



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Dénia's climate in complete privacy.

## Brief Description of Dénia

Dénia is a vibrant coastal city on the Costa Blanca, known for its port, its castle, its gastronomy –declared a Creative City of Gastronomy by UNESCO– and its more than 20 km of beaches and coves.

Wellconnected by road and ferry to the Balearic Islands, it offers services yearround, schools, medical centers, and a wide range of sports and cultural activities, making it an ideal destination both as a primary residence and as a highend second home.

## Comum

Quartos de dormir:	4
Banheiro:	3
Pés quadrados acabados:	270 m <sup>2</sup>
Tamanho do lote:	2007 m <sup>2</sup>

## Building details

Outdoor Amenities:	Pool
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## Lease terms

Date Available:

## Contact information

IMLIX ID: A-EH1ILHHZY

