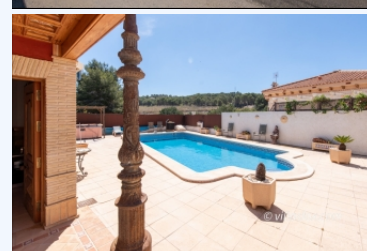


# # 1226, SAN MIGUEL DE SALINAS LUXURY VILLA, VILLAS MARÍA, LARGE PLOT, 4 BEDROOMS + OFFICE

Detached villa. **Reserved.**  
350,000 € - 279,000 €



## Las Comunicaciones, San Miguel de Salinas, 03193, Alicante, Comunidad Valenciana

[PRINT BROCHURE -](#)

[PHOTO GALLERY](#)

RESERVED! A very luxurious residence in a quiet cul-de-sac location on the edge of the prestigious Villasmaría residential area of San Miguel de Salinas, set amongst spectacular scenery. The property has been designed by the current owners to offer more space and comfort than standard, set on a large plot (over 750 m2). Most of the garden is laid to tile for low maintenance, the pool (perfectly located on the south side of the property) is an impressive 10x5m. There are separate laundry room, WC and shower rooms built into the exterior of the property, and several extra Spanish touches have been included such as the garden gate, vehicle entrance and porch area with ornate tiled ceiling and old Madrid lampost. The ground floor comprises a spacious lounge-dining area with patio door access to the covered terrace, American-style fully-fitted kitchen, 2 double bedrooms with fitted wardrobes and family bathroom. A wide internal staircase leads to an upper landing with access to the solarium (sun terrace). The master bedroom has an en-suite bathroom, and access to a bright and airy room which is currently used as an office and music room. The fourth bedroom is spacious with great views and currently has both a double bed, sofa and fitted wardrobes. The views of the surrounding pine forest, countryside and salt lake are magnificent. The villa is air-conditioned (5 hot/cold units), has ceiling fans in all rooms, bathroom heaters and generally offers an extremely high level of style and comfort, with a pleasing mixture of both modern and traditional features. The size of the plot and the location afford privacy and tranquility, yet it is only a short drive or walk through the countryside (approx 2.5km) to the popular town of San Miguel de Salinas with all amenities such as supermarkets, bars, restaurants, banks, health centre, schools etc. Closer to the property, there are 2 excellent bar/restaurants within walking distance (Pimientos is 17 minutes walk and the castle which houses the Alingui restaurant is 22 minutes walk). For golf and beach lovers, there is a wide selection of both golf courses and fantastic beaches, all within short driving distance, eg Mil Palmeras beach is 15 minutes (11 km) away, and Las Colinas golf course is a mere 7 mins (5 km) drive away. For nature lovers the entrance to the Sierra Escalona pine forest and nature reserve is only a 5 minute walk from the house and this is a huge area of natural beauty that you can explore for hours!

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### BASIC INFORMATION:

Bed : 4  
Bath : 3

### LAND INFORMATION:

Constructed: 168  
m2 of living  
areas  
Lot Size : 750

### BUILDING INFORMATION:

Year built : 2006

### CONVENIENCE:

**General Amenities:** Near golf courses, Fibre-optic internet available in this area, Exclusive to Villas Fox clients, Direct listing with Villas Fox, Air-conditioning, 2 airports within 45 minutes drive, 15 minutes drive to beach,  
**Exterior Amenities:** Private parking for one car, Pool size 10 x 5 metres approx, Pool (private),  
**Interior Amenities:** Open-plan kitchen,

### MORE INFORMATION

#### Additional Information

Annual community fees : 0 € Valor de Referencia (rateable value) : 325.275 €



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