



**Property type :** Villa

**Location :** El Rafol D'almunia

**Bedrooms :** 4

**Bathrooms :** 4

**Swimming pool :** Private

**Garden :** Private

**Parking :** Communal Parking

**Built surface :** 269 m<sup>2</sup>

**Plot surface :** 323 m<sup>2</sup>

✓ Pre-air conditioning

✓ Airconditioning

✓ Barbecue

Newly built semi-detached house in Ráfol de Almunia: nature, comfort and modern design. Charming house in a peaceful natural setting. Located in the peaceful residential area of La Almunia, close to Ráfol de Almunia, this new development offers beautifully designed semi-detached houses and villas surrounded by nature. Just 6 km from the nearest beaches and only 2 km from the town centre, this residential area offers the perfect balance between rural tranquillity and easy access to the best amenities of the Costa Blanca. Ráfol de Almunia is a picturesque village in the Marina Alta region of Alicante, known for its serene landscapes, orange groves and mountain views. It is ideal for those seeking a quiet, family-friendly environment with a Mediterranean lifestyle. Modern semi-detached houses with spacious rooms. Each property has: Four bedrooms and four bathrooms. A semi-basement with bathroom, open-plan space and parking space for two vehicles. A ground floor with living-dining-kitchen, bathroom, bedroom and three terraces: front terrace, side terrace with private pool and barbecue, and rear terrace overlooking the communal pool. An upper floor with three bedrooms, two bathrooms and access to a terrace with open views of the rural surroundings. The homes are delivered with modern finishes, high-quality materials and fully equipped kitchens. Buyers also have customisation options to suit their preferences. Exclusive resort-style services. This development is designed to enhance your quality of life with a wide range of communal services: Beach-style swimming pool with sun loungers and parasols. Landscaped gardens with fruit trees, relaxation areas and picnic areas. Children's playground with swings and slides. Paddle tennis court and petanque court. Outdoor bathrooms for communal use. Controlled access and internal road with one-way traffic. CCTV surveillance in communal areas for added security. High-end features and sustainable technology. All homes include: Five solar panels with inverter for direct energy production. High-quality lacquered aluminium exterior carpentry with thermal break. Motorised blinds in the bedrooms. Double-glazed security windows with argon gas insulation. Automated sectional garage door. Siemens kitchen appliances included. Aerothermal air heating system. Ducted air conditioning (hot and cold). Heated towel rails in bathrooms. Internal alarm system. Semi-basement with bathroom, laundry furniture and ceramic flooring. Distances to points of interest: Denia town centre: 17 km. Beaches: 6 km. La Sella Golf Course: 13 km. Portal de la Marina shopping centre: 10 km. Alicante Airport: 105 km. Valencia Airport: 115 km. Start your new life in Ráfol de Almunia: contact us today for more information or to arrange a viewing.



