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3 bedroom Villa in Pedreguer

Pedreguer, Alicante, Spain

755.000 €

Ref: 774443



Bedrooms
3

Bathrooms
3

Build
200 m²

Plot
1000 m²

Pool
Yes

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Description

Stylish Ibiza-Style Villa with Pool, Stunning Sea and Mountain Views and Generous Plot This exceptional detached villa in modern Ibiza style is being built on a generous plot of approximately 1,000 m² in a quiet and sought-after location, combining contemporary architecture with the relaxed elegance of Mediterranean living. Offering around 200 m² of living space and three bedrooms, the property features a thoughtfully designed open-plan layout that harmoniously blends light, space and comfort. Expansive floor-to-ceiling windows create seamless transitions between indoor and outdoor areas while framing breathtaking panoramic views across the valley, surrounding mountains and the sea. The outdoor area is designed for relaxation and enjoyment, featuring a private swimming pool of approximately 33 m² with an integrated sand filtration system and pre-installation for pool heating. The adjoining pool terrace of around 40 m² provides the perfect setting for sunny days and stylish evenings outdoors. A double carport integrates discreetly into the overall design, adding both convenience and functionality. The villa is constructed using high-quality solid construction with a reinforced concrete structure and complies with the latest building and energy efficiency standards. Energy-efficient external walls, along with modern aluminium windows and doors in elegant anthracite (RAL 7016), feature thermal break technology, double glazing, UV protection and secure locking systems, ensuring excellent insulation and comfort. Year-round climate control is provided by a central ducted air-conditioning system offering both heating and cooling, complemented by an energy-efficient heat pump that also supplies hot water via an integrated storage system. Inside, the property impresses with refined, high-quality finishes. Custom-built fitted wardrobes with soft-close functionality, elegant solid wood interior doors, and suspended ceilings with integrated curtain recesses highlight the attention to architectural detail. The modern open-plan kitchen with a premium granite worktop flows seamlessly into the living area, forming the heart of the home. High-quality ceramic floor and wall finishes, along with stylish bathrooms featuring spacious walk-in showers, complete the sophisticated interior. An integrated ventilation system in the kitchen and bathrooms ensures continuous air circulation, even when the property is unoccupied. With its successful combination of modern design, high-quality construction, energy-efficient technology and a privileged location with unobstructed sea and mountain views, this villa represents a premium living concept. Situated in the highly desirable Monte Solana urbanisation in Pedreguer, the property benefits from a peaceful and well-maintained environment with excellent connections to the entire northern Costa Blanca region. Pedreguer itself combines authentic Spanish charm with excellent infrastructure, offering a variety of shops, restaurants and all essential amenities. The nearby coastal towns of Dénia and Jávea are just a short drive away and are renowned for their beautiful beaches, marinas, and diverse leisure and dining options. The elevated position of the urbanisation ensures privacy, all-day sunshine, and spectacular views stretching across the valley to the Mediterranean Sea.





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