



## Villa détachée à vendre à La Marina, Elche

1 990 000 €

Référence: R4953676    Chambres: 7    Bain: 6    Terrain: 1 705m<sup>2</sup>    Construite: 621m<sup>2</sup>







## Costa Blanca South, La Marina

A Luxury Oasis in the Heart of the Costa Blanca Discover Villa Serena, a unique property that perfectly combines luxury, comfort, and the essence of the Mediterranean. Set on a private 1,705 m<sup>2</sup> plot with a perfect south-facing orientation, this villa is an exclusive retreat designed to fully enjoy the light, climate, and tranquility of Dénia, just 350 meters from the beach. With 621 m<sup>2</sup> of built space, every corner of Villa Serena has been carefully designed to offer spacious, bright interiors filled with details that make this house an unparalleled home.

**Spaces Designed for Year-Round Enjoyment** The main floor features a bright living room with a fireplace, seamlessly connecting to a glass-enclosed porch that can fully open to enjoy the outdoors or close in winter. The modern island kitchen, equipped with high-end Miele appliances, also opens to the porch and the elegant dining room, creating a perfect transition between indoor and outdoor living. This level also includes a bedroom with an en-suite bathroom, two additional guest bedrooms, a full bathroom, and a guest toilet. On the upper floor, a bright office provides an ideal space for working from home or relaxing with a good book. The master bedroom serves as a private sanctuary, featuring a spacious walk-in closet and an en-suite bathroom that redefines comfort and design. The basement expands the possibilities, offering an additional kitchen, a cozy lounge, and two multi-purpose rooms that can be adapted to suit your needs—whether as extra bedrooms, a gym, or a game room.

**Outdoor Spaces That Delight the Senses** The exterior of Villa Serena is a tribute to the Mediterranean lifestyle. A chlorine pool, prepped for heating, invites you to imagine year-round swims. Surrounded by a well-maintained garden with fruit trees such as orange, lemon, and olive trees, the space offers complete privacy and serenity. From the garden, you can admire stunning views of the Montgó, the iconic mountain of Dénia, adding a spectacular natural backdrop to the home. The property also includes a closed garage for two vehicles, an additional pergola for extra parking, and a separate guest house with a kitchen, living room, bedroom, and bathroom—ideal for hosting family, friends, or service staff.

**Comfort and Technology at the Service of Excellence** Villa Serena is equipped with cutting-edge home automation for managing lighting and blinds, underfloor heating throughout the home for maximum comfort in winter, and ducted air conditioning (hot/cold) for year-round climate control.

**The Perfect Location: Tranquility and Convenience in Dénia** Situated in one of the most sought-after areas of Dénia, Villa Serena offers a unique combination of privacy, tranquility, and an exceptional location. You will be just 350 meters from the beach and a short distance from the vibrant center of Dénia, where you'll find a wide range of restaurants, shops, schools, and entertainment options. Moreover, Dénia offers an unrivaled lifestyle. Declared a UNESCO Creative City of Gastronomy, this coastal gem boasts a charming atmosphere, a lively marina, and breathtaking natural surroundings, with Montgó providing a spectacular backdrop for those seeking luxury living in harmony with nature. Villa Serena is more than just a property—it's a way of life.



## Spécification:

### Caractéristiques

Terrasse couverte

Salle de stockage

Solarium

Buanderie

Jacuzzi

Barbecue

Sous-sol

### Vues

Mer

### Meubles

Partie fournie

### Parking

Garage

Cote d'émission de CO2

C

### Orientation

Sud

### Condition

Bien

### Cuisine

Partiellement ajusté

### Services publics

Eau potable

### Climatisation

Climatisation

Chauffage U / F

### Piscine

Private

### Sécurité

Système d'alarme

### Cote d'énergie

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