

Ref: 1753

Price: 730,000€

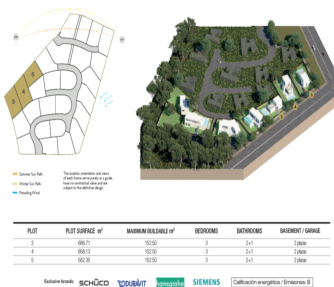


-  **Villa**
-  **Las Colinas Golf**
-  **3**
-  **2**
-  **152m² Build Size**
-  **562m² Plot Size**
-  **Pool: Yes**

3 bedroom, 2 bathroom golf resort villa for sale in Las Colinas, Alicante, Costa Blanca. Last 2 villas remaining. The exclusive villas of the Orquídea Community are located in a prime location in Las Colinas Golf & Country Club, south of the Costa Blanca, in Alicante. This community has different types of villas adapted to its orography. The Verderón Villa is available on three different plots, with a built surface of over 150 m2 and a garden area of more than 440 m2. Each villa has 3 bedrooms, 2 bath...



ORQUÍDEA COMMUNITY  
Villa Verderón



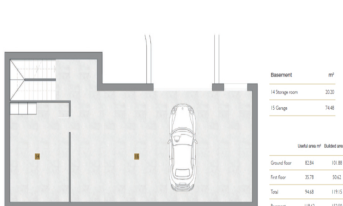
EXAMPLE OF DISTRIBUTION  
Villa Verderón



EXAMPLE OF DISTRIBUTION  
Villa Verderón



EXAMPLE OF DISTRIBUTION  
Villa Verderón



EXAMPLE OF DISTRIBUTION  
Villa Verderón

PARCELA / PLOT 3

SUPERFICIE (m²)  
SURFACE (sq. m)  
EDIFICABILIDAD (m²)  
BUILDABILITY (sq. m)

667  
152.50



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3 bedroom, 2 bathroom golf resort villa for sale in Las Colinas, Alicante, Costa Blanca&#13;&#13;&#13;&#13;&#13;Last 2 villas remaining&#13;&#13;&#13;&#13;&#13;The exclusive villas of the Orquídea Community are located in a prime location in Las Colinas Golf & Country Club, south of the Costa Blanca, in Alicante. This community has different types of villas adapted to its orography.&#13;&#13;&#13;&#13;&#13;The Verderón Villa is available on three different plots, with a built surface of over 150 m2 and a garden area of more than 440 m2.&#13;&#13;&#13;&#13;&#13;Each villa has 3 bedrooms, 2 bathrooms plus a separate WC as well as a private swimming pool with saline purification system and automatic filling, storage room, parking for two vehicles and additional equipment.&#13;&#13;&#13;&#13;&#13;The fully fitted kitchens include the following Siemens appliances:&#13;&#13;&#13;&#13;&#13;Induction

hob&#13;&#13;Oven&#13;&#13;Microwave&#13;&#13;Washing machine&#13;&#13;Cooker hood&#13;&#13;Fridge (integrated)&#13;&#13;Freezer (integrated)&#13;&#13;Dishwasher&#13;&#13;&#13;&#13;&#13;&#13;&#13;&#13;The villas also include a smart home system with video door phone, electric blinds, underfloor heating in the bathrooms, air conditioning plus interior and exterior LED lighting.&#13;&#13;&#13;&#13;&#13;Its south orientation contributes to a better use of daylight hours and, therefore, to a higher energy efficiency of the building.&#13;&#13;&#13;&#13;&#13;Build and plots size: -&#13;&#13;&#13;&#13;&#13;&#13;&#13;&#13;Plot 3: Plot - 666.71m2 with Build - 152.50m2&#13;&#13;Plot 5: Plot - 562.35m2 with Build - 152.50m2&#13;&#13;&#13;&#13;&#13;&#13;&#13;&#13;The extremely high quality list of features includes:&#13;&#13;&#13;&#13;&#13;HEATING AND AIR

CONDITIONING&#13;&#13;&#13;&#13;&#13;&#13;&#13;&#13;Full installation of conduit and heat pump&#13;&#13;Electric underfloor heating in bathrooms&#13;&#13;&#13;&#13;&#13;&#13;&#13;&#13;KITCHEN&#13;&#13;&#13;&#13;&#13;&#13;&#13;&#13;Fully fitted kitchen&#13;&#13;Siemens Appliances&#13;&#13;Kitchen worktop with man-made stone surfaces, brand SILESTONE INTEGRITY WHITE ZEUS&#13;&#13;Stainless steel sink&#13;&#13;&#13;&#13;&#13;&#13;&#13;&#13;SANITARY

FITTINGS&#13;&#13;&#13;&#13;&#13;&#13;&#13;&#13;Drainage network using acoustic PVC&#13;&#13;Cold and hot water distribution system using reticulated polyethylene pipes&#13;&#13;Bathroom fittings:&#13;&#13;Toilet - DURAVIT STARCK 3&#13;&#13;Chrome single lever taps - HANSGRÖHE LOGIS.&#13;&#13;Bathroom furniture with integrated sink&#13;&#13;&#13;&#13;&#13;&#13;&#13;&#13;ELECTRICAL INSTALLATION&#13;&#13;&#13;&#13;&#13;&#13;&#13;&#13;Electrical installation for high electrification level&#13;&#13;Telephone and television connection in living room, kitchen and bedrooms&#13;&#13;National and satellite TV channel reception&#13;&#13;Switches and connectors Bticino&#13;&#13;Video door phone&#13;&#13;Interior and exterior LED lighting&#13;&#13;&#13;&#13;&#13;&#13;&#13;&#13;SWIMMING

POOL&#13;&#13;&#13;&#13;&#13;&#13;&#13;&#13;Individual swimming pool (3.5 x 8.5m) with saline purification and autofill system, including:&#13;&#13;Excavation&#13;&#13;Construction of the pool&#13;&#13;Stair&#13;&#13;Mozaic tiling&#13;&#13;Pump and filter system&#13;&#13;Electric, sewage and water connection&#13;&#13;Tiled edge&#13;&#13;2 spot lights&#13;&#13;Salt system for pool&#13;&#13;Exterior shower&#13;&#13;&#13;&#13;&#13;&#13;&#13;&#13;INCLUDED IN

PRICE&#13;&#13;&#13;&#13;&#13;&#13;&#13;&#13;Osmosis&#13;&#13;Standard garden&#13;&#13;Internet connection (maintenance for 1 year)&#13;&#13;&#13;&#13;&#13;&#13;&#13;&#13;Ideally located in the Alicante province, the Las Colinas Golf and Country Club benefits from 2 airports within an hours drive.&#13;&#13;&#13;&#13;&#13;In addition, there are first class motorways and train services that connect the community to major cities&#13;&#13;For beaches, residents of Las Colinas are spoilt for choice with over a dozen within 30

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