

DK til Spanien



Lovely villa with private pool

 **Alicante, Castillo de Don Juan**

DK-1874



Price	€244,500	Type	Villa
Bedrooms	2	Bathrooms	2
Covered	73 m ²	Roof garden	73 m ²
Plot	194 m ²	Year of Construction	2012
Status	Resale	Suma/IBI	€225
Communal charge	€65/year	Area	Alicante, Castillo de Don Juan

Description

This lovely villa is located in Castillo de Don Juan in lovely quiet surroundings.

A 1 floor villa consisting of a living room in open connection with the kitchen and dining room.

2 bedrooms and 2 bathrooms with shower cabins.

The master bedroom has a bathroom ensuite.

There is underfloor heating in both bathrooms and the living room.

There is an air conditioning system in the villa for both heating and cooling. This is controlled from a panel by the kitchen.

From the living room and the master bedroom there is direct access to the lovely south-facing garden.

The private pool is in the sun all day.

The garden is 100% tiled for easy maintenance.

From the garden there is also access to a room with a washing machine and tumble dryer.

There is also both a solar-heated hot water tank and an electric hot water tank as backup.

Access to the large roof terrace is also found in the garden behind the house.

The roof terrace is 73 square meters with a lovely view - in fact, the sea can also be seen from there.

There are manual blinds in both bedrooms.

The villa was built in 2012 and was painted outside in 2022.

The house is sold furnished and is designed to be handicap-friendly.

There are many facilities close to the villa.

Within a short walking distance there is a cozy restaurant - La Finca.

If you continue up to the larger road Calle Alcázar de Segovia, you have facilities both to the right and to the left.

To the left along Calle Alcázar de Segovia (which becomes Polígono Peri Cast D Juan Este) you will find the following:

Lomas de Cabo Roig center with restaurants and bars/cafes

Some other shops.

A British supermarket (3 min. by car and 14 min. walk)

Consum in Campoamor (6 min. by car)

If you instead turn right onto Calle Alcázar de Segovia you will find:

A small bar/restaurant and a plant center (8 min walk)

Right after is a really nice mini golf course.

La Fuente center where there are several restaurants and bars. (4 min. by car and 10 min. by bike)

Aldi supermarket (4 min. by car)

Mercadona supermarket (5 min. by car)

Supermarket Europa between the 2

Both Playa Flamenca beach and Cabo Roig beach can be reached in less than 10 minutes by car or 10-15 by bike

Las Ramblas golf course (8 min. by car)

Zenia Boulevard the large shopping center with more than 150 shops and a lot of restaurants (approx. 8 min. by car and 10 min. by bike)

There is no more than 6 min. by car to the main road N-332 which goes directly to the airport in Alicante or you can take the AP7 motorway there in 50 min.

So the villa has a really good location, with a short drive/cycling to everything.

It is definitely worth a visit.

Facilities

Aircondition, Split system

Parking, Uncovered

Solar water heater

Heating, Split system

Pool, Private

Features

Next to green area

Utility room

En suite Bathroom

Near amenities

Kitchen appliances

Fitted wardrobes

Handicap Accessible

Modern design

Internet

Distances

Amenities

1 km

Airport

56 km

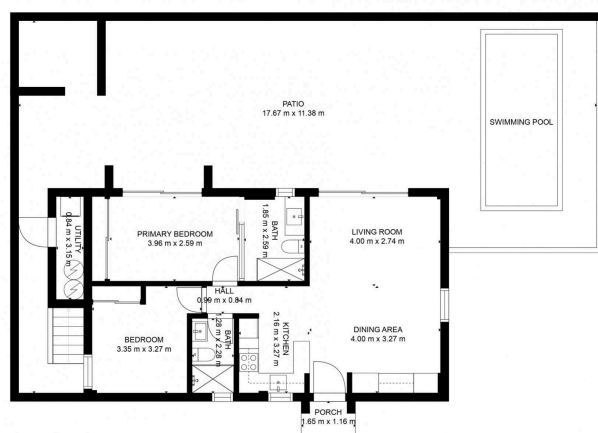
Sea

3.5 km

Public Transport

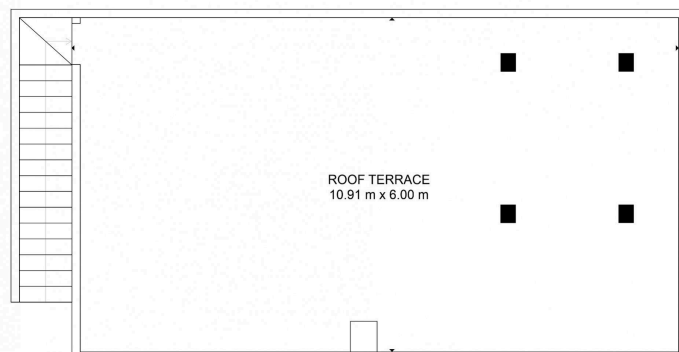
750 m

Floor plans



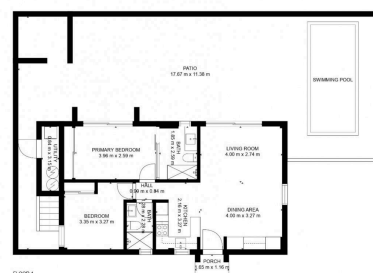
Estimated areas
GLA FLOOR 1: 73 m², excluding 194 m²
GLA FLOOR 2: 0 m², excluding 0 m²
Total GLA 73 m², total marketed area 207 m²

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



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