



## Villa for sale in Pinoso/El Pinós, Pinoso/El Pinós

365000 €

Odniesienie: MS37412 Sypialnie: 3 łazienki: 2 Rozmiar działki: 10166m<sup>2</sup> Buduj rozmiar: 132m<sup>2</sup>





## Vinalopó Medio, Pinoso/El Pinós

Discover this modern single-storey detached villa, designed for comfort, functionality, and contemporary living. With a total built area of 132.05 m<sup>2</sup>, this property combines quality materials and thoughtful design. Key Property Features

**Layout:** Spacious open-plan living and dining area with an integrated kitchen. **Bedrooms & Bathrooms:** Three bedrooms (one master and two individual) and two full bathrooms. **Practical Facilities:** Separate laundry room for added convenience. **Insulation & Efficiency:** Superior thermal insulation in façade, roof, and floating floors. **HVAC & Hot Water:** Pre-installation for ducted air conditioning and domestic hot water supplied by a JUNKERS 200-liter electric water heater. **Exterior Carpentry:** High-quality CORTIZO A-70 PVC windows and doors in black with double-sealed security glass (CLIMALIT 4/16/LOW-E 4) and aluminum roller shutters on balcony doors. **Interior Finishes:** White-finished interior doors and built-in wardrobes, plus polished porcelain stoneware flooring (45x45 cm) throughout. **Exclusive Extras (Included in the Price)** 8x4 m Swimming Pool Fully Furnished and Equipped Kitchen: Includes furniture and appliances (oven, hob, washing machine, refrigerator, and extractor hood). **Water Supply:** 10,000-liter potable water tank with an electric pump. **Plot Enclosure:** Entire 3,000 m<sup>2</sup> plot fenced, featuring a motorized 4-meter sliding entrance gate. **Exterior Paving:** Concrete paving on walkways and pool edges with a stamped finish. **Construction Details** This villa will be built on demand, allowing the buyer to customize the layout and finishes to suit individual preferences. Once construction begins, delivery is estimated within approximately 8 months.

About the Area Pinoso is a charming and well-established town in the province of Alicante, known for its friendly community and relaxed lifestyle. Surrounded by vineyards, olive groves, and scenic countryside, it offers a peaceful setting while providing all essential amenities such as shops, restaurants, medical services, and schools. The town is also recognized for its local wine, marble production, and traditional Spanish cuisine. Conveniently located less than an hour's drive from Alicante city and the beautiful beaches of the Costa Blanca, Pinoso offers the ideal balance between rural tranquility and easy access to the coast and urban centers.

We have a large portfolio of properties in the Costa Blanca and Costa Calida areas, specialising in country properties, villas, fincas, building plots and design and build options in the Alicante and Murcia regions with a particular emphasis on Elda, Monovar, Pinoso, Sax, Villena, Aspe, Fortuna, Albacete and many more surrounding areas. We have been established since 2004 and have decades of experience between the team which we bring to bear to help you find and secure your new dream home. We help you every step of the way to make sure your purchase in Spain is safe and hassle free. We are not here to sell you a property, we are here to help you realise your dream and find what is right for you. With us you are in the safest hands. Contact us now to have a no obligation chat about how you too can realise your dreams.



## Funkcje:

Fenced Plot  
White Goods  
Internet  
Septic Tank

Mains Electric  
Central Heating  
Great views  
Water Deposit

Mains Irrigation Water  
Electric gates  
Irrigation System  
telephone