



**Property type :** Detached Villa

**Swimmingpool :** Communal

**House area :** 171 m<sup>2</sup>

**Location :** Torrevieja

**Plot area :** 400 m<sup>2</sup>

**Bedrooms :** 4

**Bathrooms :** 3

Villa Esmeralda, an exclusive new development nestled in the sought-after area of Aguas Nuevas, Torrevieja (Alicante). This modern designer villa offers the perfect blend of innovative architecture, premium quality finishes, and unparalleled views of the sea and salt lakes. With a total built area of 171 m<sup>2</sup> on a generous 400 m<sup>2</sup> plot, this two-storey villa with private solarium has been thoughtfully designed to provide comfort, elegance, and energy efficiency (Energy Class A+). Key Features: - 4 spacious bedrooms and 3 designer bathrooms - Stunning 360° views of the sea and salt lakes - Modern open-plan layout with abundant natural light - Fully equipped kitchen with premium Bosch appliances - High-end finishes throughout, including custom carpentry and water-based underfloor heating with heat pump - LED and low-consumption lighting for energy efficiency - Double-flow ventilation system for optimal indoor air quality - 5 x 7 m private swimming pool with pre-installed heating system - Solarium rooftop terrace ideal for sunset cocktails or relaxing under the stars - Parking for 2 vehicles, with EV charger - Pre-installation for photovoltaic energy

Additional Comforts: - Centralized air conditioning with Air Zone technology - Fully equipped bathrooms with modern fixtures and accessories - Turnkey delivery - move in and start enjoying Mediterranean life from day one Located just 1.2 km from the beach, and surrounded by renowned golf courses and Blue Flag coastlines, Villa Esmeralda is a rare opportunity to own a high-end property in one of the Costa Blanca's most desirable areas.