

# # 1314, VILLAS MARÍA SAN MIGUEL DE SALINAS 3-BEDROOM LUXURY VILLA WITH POOL AND SUMMER KITCHEN

Detached villa. **Reserved.**  
279,000 €



## Las Comunicaciones, San Miguel de Salinas, 03193, Alicante, Comunidad Valenciana

[PRINT BROCHURE -](#)

[PHOTO GALLERY](#)

RESERVED! <https://spainfotos.villasfox.com/Villas-Mara-279000-euros> A superb detached luxury Villas María villa, Las Comunicaciones, San Miguel de Salinas. Offering a high level of comfort and luxury in beautiful surroundings, but only a short drive to amenities and 15 minutes drive to the golden sands of Mil Palmeras, Campoamor, Cabo Roig etc. The property faces north-east but the swimming pool and main garden area are on the south-east side of the property, and receive plenty of sunlight. There is a covered summer kitchen area where you can enjoy outdoor cooking and dining, and plenty of privacy. Off-road parking for 2 cars is possible thanks to the driveway on the north-west side of the property. There is a raised terrace with established tropical plants and an ornamental olive tree etc which is accessed by a stairway to the side of the summer kitchen. Another place to relax and enjoy the views of the pool is a terraced area by the patio doors leading to the lounge. There is also an exterior laundry/utility room with access close to this terrace. The ground floor comprises a spacious lounge-dining area, separate, fully-fitted kitchen, family shower room and 2 double/twin bedrooms. A marble staircase leads to the upper floor and master bedroom, en-suite shower room and solarium with incredible views! On this level there is also a fourth bedroom and office, both of which are accessed via the master bedroom. The plot size is a generous 560 m2, and there are no community fees payable. The backdrop to the property is the Sierra Escalona pine forest and nature reserve whose untamed beauty you can explore on foot or mountain bike for hours and hours - or just half an hour each morning to take in the fresh air! The Rebate road which runs past the estate is very popular with cyclists, and it's also the road you can walk into San Miguel on, perhaps passing the castle on the way to have some refreshments (it is home to a great restaurant and is also a popular wedding venue due to its striking resemblance to the Alhambra Palace in Granada.) There is also another great restaurant (Pimiento's) within walking distance (about 15 minutes) where you can enjoy wonderful cuisine, and occasional wine-tasting events, live music and afternoon teas in the busier months, either indoors or al fresco on their terrace with wonderful views. Our favourite local beach is Mil Palmeras, which is a very pleasant 15 minute drive through citrus groves and past the golf courses of Las Colinas and Campoamor. Mil Palmeras has a superb selection of restaurants that line the pedestrianised street leading from the car park to the sea. You can take part in yoga classes on the beach, or just enjoy a cool drink in one of the beachside bars! This property is brought to you exclusively by Villas Fox, and is therefore only available to our own clients. So call us today to benefit from this very tempting opportunity! {loadmoduleid 177}

### BASIC INFORMATION:

Bed : 3  
Bath : 2

### LAND INFORMATION:

Constructed: 126  
m2 of living  
areas  
Lot Size : 560

### BUILDING INFORMATION:

Year built : 2

### CONVENIENCE:

**General Amenities:** Southeast-facing, Not part of a community, Near golf courses, Great views, Fibre-optic internet available in this area, Exclusive to Villas Fox clients, Direct listing with Villas Fox, A video of this property is available on the Villas Fox Youtube Channel, 360 degree virtual tour or photos available on our website, 2 airports within 45 minutes drive, 15 minutes drive to beach,  
**Exterior Amenities:** Terrace, Summer kitchen, Solarium (private), Private parking for two cars, Pool (private), Garden,  
**Interior Amenities:** Office, Laundry room,

### MORE INFORMATION Additional Information

Annual community fees : [0€](#) Valor de Referencia (rateable value) : [215,734€](#)



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