



Denia

REF. VV2509044

# House for sale with Terrace in Denia

## Features

- ✓ Heating
- ✓ Boxroom
- ✓ Terrace
- ✓ Pool
- ✓ Furnished
- ✓ AACC
- ✓ Backyard
- ✓ Has parking

Surface

**673 m<sup>2</sup>**

Bedrooms

**8**

Bathrooms

**4**

Price

**1,395,000 €**



**aProperties presents to you, in the heart of Las Rotas, one of the most distinguished areas of Dénia, this unique villa that perfectly combines Mediterranean elegance, spaciousness, and privacy.**

Located just 700 meters from the emblematic Marineta Cassiana beach, the property sits on a generous 2,950 m<sup>2</sup> plot, surrounded by palm trees, plane trees, and well-maintained gardens that evoke a true seaside oasis. The villa, with 379 m<sup>2</sup> of usable space spread over three floors, offers a versatile and immersive residential experience. On the ground floor, an elegant entrance hall welcomes you to a bright living-dining room, three cozy bedrooms, a full

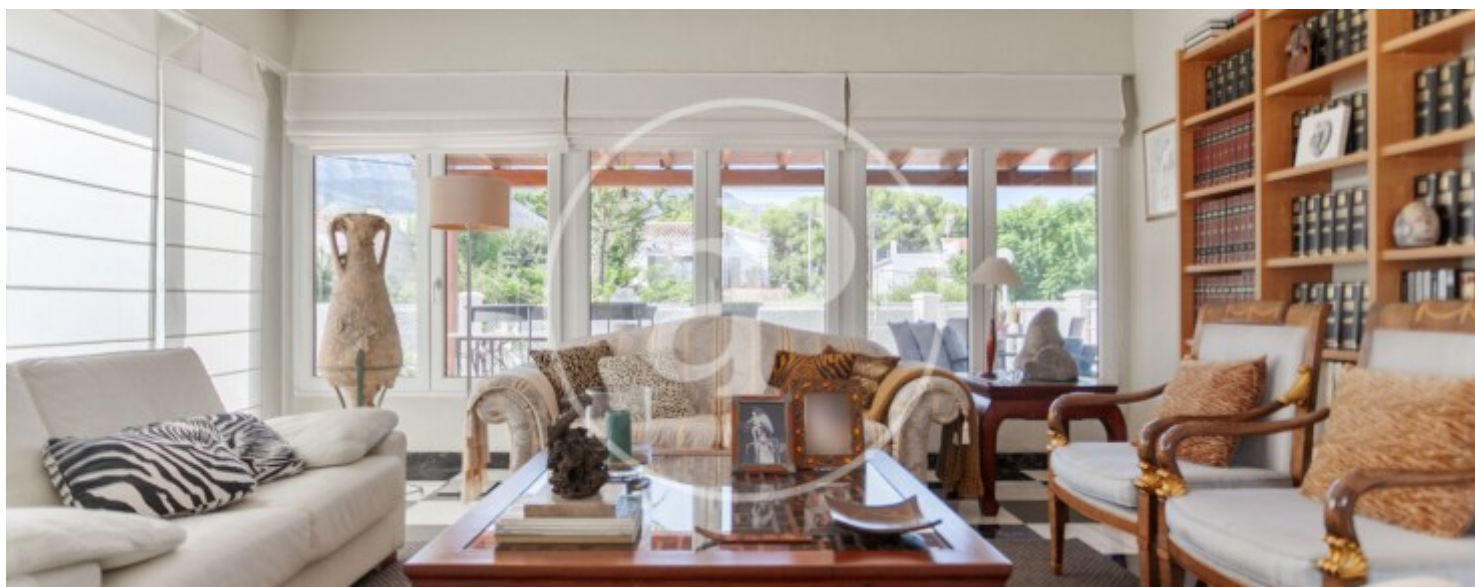
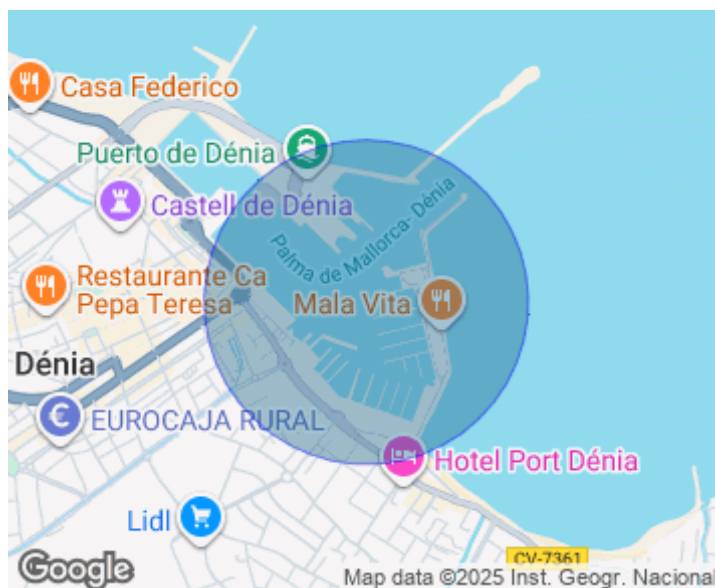
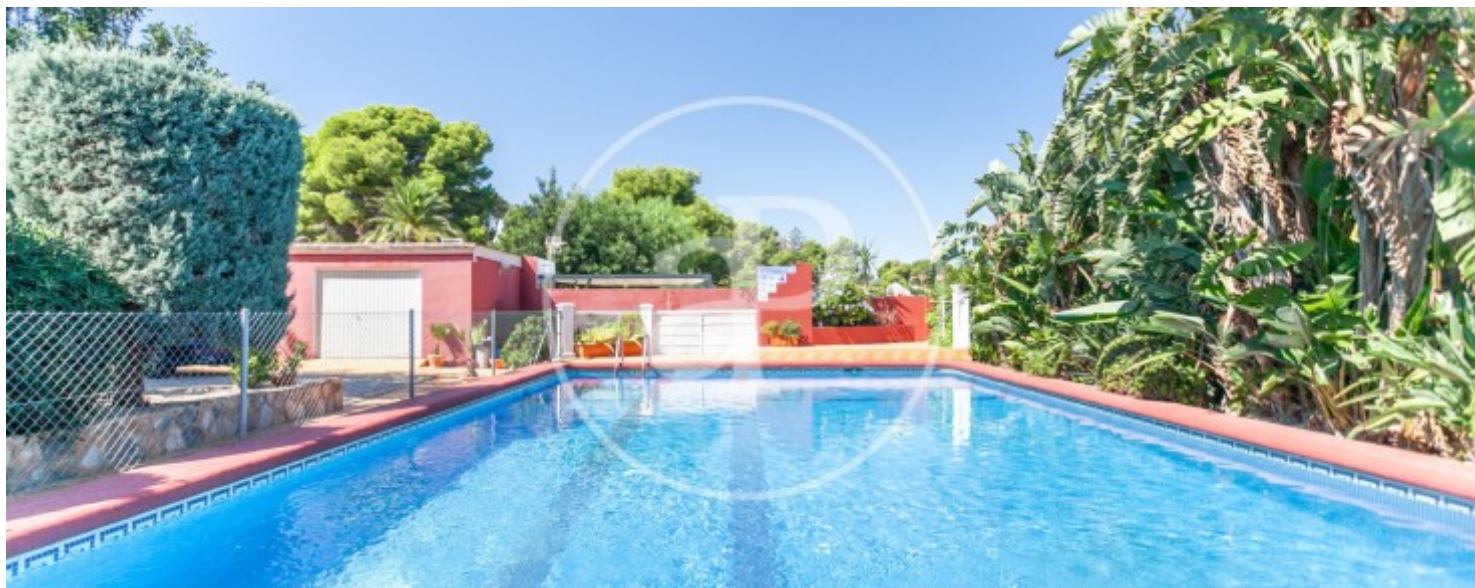
bathroom, and an independent kitchen with a pantry, which could be used as a separate apartment, domestic service area, or rental investment. From here, direct access to a covered porch with a barbecue area creates the perfect setting for family lunches or summer evenings outdoors. The first floor, with 165 m<sup>2</sup>, surprises with its brightness and spaciousness. A large living-dining room, framed by panoramic windows, connects to several open terraces in all directions, inviting you to enjoy the climate and views at any time of day. On this level, there are also four double bedrooms, two...

**Contact us,**  
we will be happy to assist you,  
to offer you more details and information.



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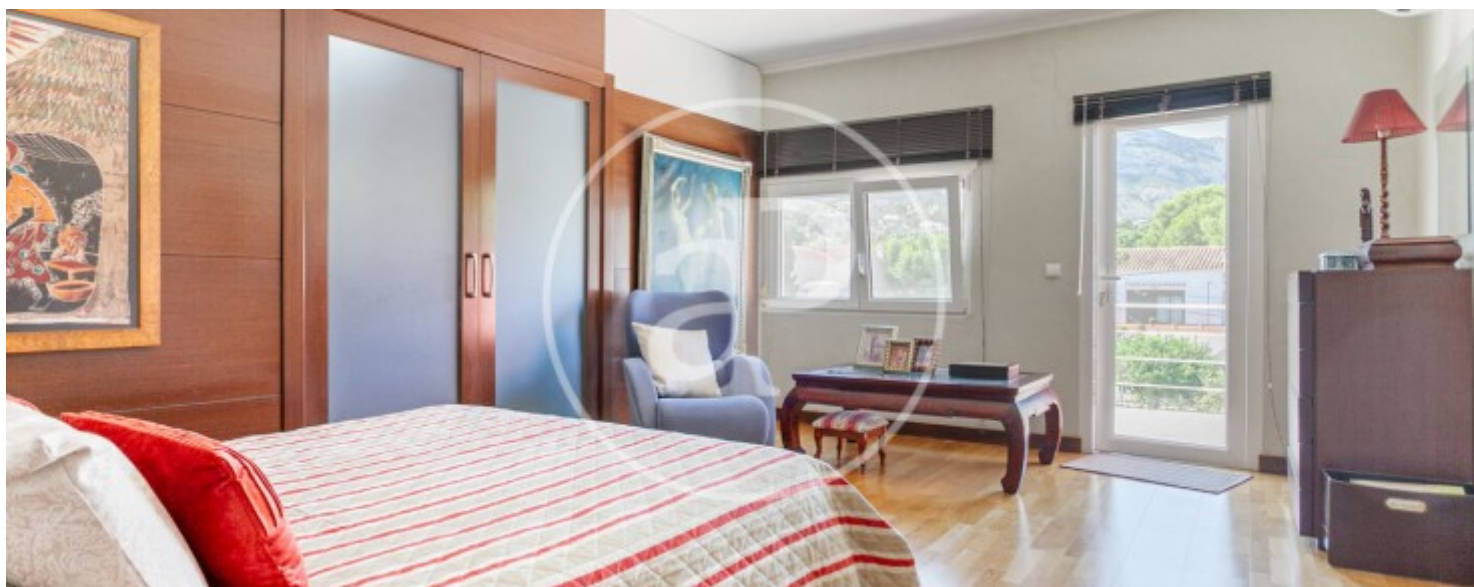
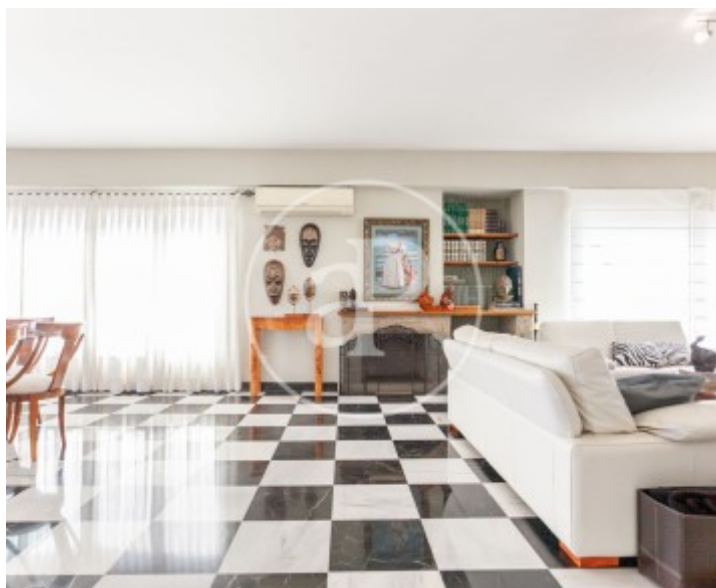
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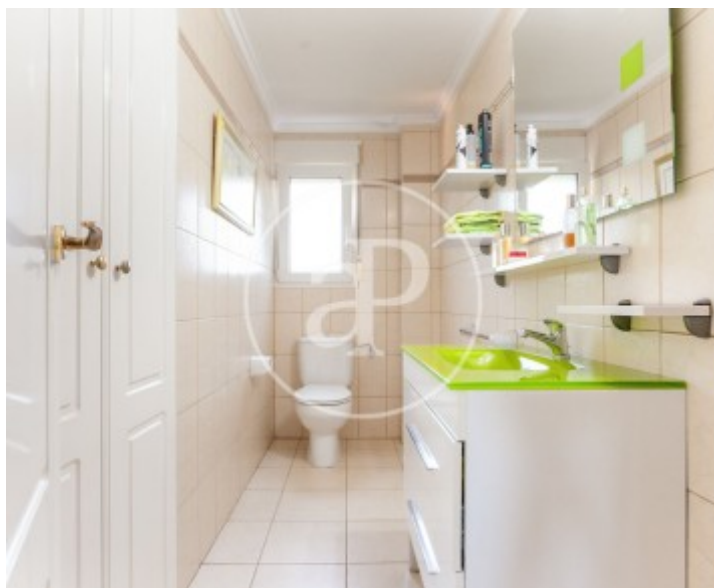
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For **more information** or  
to make an appointment

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