

## APF-4965 - Villa Cabuzana 4 - Vera



**€ 436,000**

Villa Detached Off Plan

Land area - 1,000 m Floor area - 150 m

3 bedrooms

3 bathrooms

Water: Mains Electricity: Mains

Telephone: Possible Internet: Possible

Swimming Pool: Private

Fabulous off plan villas in the area of La Cabuzana de Vera.

La Cabuzana is an urbanization of exclusive and luxury villas that belongs to the town of Vera close to the beaches of the Mediterranean Sea, it is an ideal place to spend your holidays or to live all year round in a relaxing environment with all the amenities of Vera close by with amenities including shops, banks, bars, restaurants and supermarkets. Four golf courses can be reached within 10-20 minutes. Vera playa, known for its very long summers and very mild winters and is highly recommended.

This villa is on landscaped plots of 1000m<sup>2</sup> with a build of 150m<sup>2</sup> with 2 palm trees, plants in the garden, gravel area and a 3.5 x 10 swimming pool. There is a full kitchen with a choice of white goods, pre-installation of air conditioning, video intercom system. In addition to mains electricity there are 6 solar panels.

Room sizes areas follows:

Open plan living/ dining 38.40m<sup>2</sup>

Open plan Kitchen area 9.80m<sup>2</sup>

Hallway 7.40m<sup>2</sup>

Shower room 3.49m<sup>2</sup>

Bedroom 2 10.00m<sup>2</sup>

Stairs to first floor landing 4.20m<sup>2</sup>

Master bedroom 10.80m<sup>2</sup> with ensuite shower room 4.32m<sup>2</sup> dor to terrace of 8.55m<sup>2</sup>

Bedroom 3

Shower room 4.99m<sup>2</sup>

Outside terraces 18.24m<sup>2</sup> / 41.65m<sup>2</sup>

This villa has vews of the sea and mountains.

The developers have more than 20 years of experience in the construction of houses, townhouses and luxury villas and will take care of everything from project planning and design to handing over the keys.