



**Property type :** Villa

**Location :** Petrer

**Area :** Alicante

**Bedrooms :** 4

**Bathrooms :** 3

**Swimming pool :** Optional

**Garden :** Private

**Orientation :** N/A

**Views :** Mountain views

**Parking :** Garage

**House area :** 290 m<sup>2</sup>

**Plot area :** 500 m<sup>2</sup>

**Airport :** 20min

**Beach :** 25min

**City :** 5min

**Golf :** 10min

✓ Mains Electric

✓ Fenced Plot

✓ Garage

✓ Solarium

✓ Mains Water

✓ Annexe / Guest House

✓ Utility Room

✓ White Goods

✓ Double Glazing

✓ Fireplace - Log Burner

✓ Terrace

✓ Partially Furnished

Detached Villa in Loma Bada urbanization, Petrer (Alicante). It has a size of 170m<sup>2</sup> on two floors, with 3 bedrooms, 2 bathrooms, plus a 120m<sup>2</sup> guest house with a large lounge, kitchen, bathroom and large bedroom (currently used for storage) and a roof terrace. The plot size is 500m<sup>2</sup> and it also has a lounge, kitchen, storage room, BBQ, fireplace, mains water, electricity and sewerage. Only a few minutes drive to Elda/Petrer.

Elda-Petrer are two large towns merged into one, with a total population of over 85,000. Located less than 20 minutes drive from Alicante city centre and the beaches, and 20 minutes from Alicante Airport. The manufacture of footwear is the city's main industry, and Elda is the site of the Shoe Museum. Elda also hosts an annual shoe fair, which attracts exhibitors, designers, and manufacturers from all over Europe. Other manufactures include paper, furniture.

It has all amenities and supermarkets, such as Carrefour, Aldi, Mercadona, Lidl, Consum and more, as well as a shopping centre, cinema with English movies shown weekly, bowling, English speaking dentists, big international gym, veterinary, weekly markets, fast food outlets, junior schools, high schools, music schools, a theatre, many parks and a huge range of bars and restaurants.

There is also a train and bus station, and a large hospital which covers the area of Elda, Petrer, Monovar, Pinoso, Sax, Novelda, Salinas and surrounding areas, as well as 24h medical centers. Throughout the year Elda and Petrer also have their traditional Spanish Fiestas with parades and musical performances which are renowned around the country, with a magic feeling and were

