

## villa for sale Orihuela Costa, Baix Segura



Spacious Mediterranean Villa with Character and Privacy in Las Filipinas, Orihuela Costa~~Set within the established and peaceful residential enclave of Las Filipinas, this distinctive Mediterranean-style villa offers a rare combination of generous volumes, architectural character, and outdoor living designed for year-round enjoyment.~~Positioned on an expansive private plot of approximately 800 m2, the property provides a sense of space and seclusion, framed by mature greenery and open views. The villa offers around 315 m2 of built area, thoughtfully distributed to create both comfortable family living and elegant entertaining spaces.~~The interior features six bedrooms (including five doubles and one single), four bathrooms, and an additional guest toilet. Natural light flows throughout the home, enhancing the warm Mediterranean palette and creating a welcoming atmosphere. The main living area is complemented by a fireplace, adding character and comfort during the cooler months.~~A fully equipped kitchen of approximately 24 m2 connects seamlessly with the main living areas, supporting both everyday living and hosting. The layout naturally extends towards the outdoor terraces, where covered and open spaces invite long lunches, quiet mornings, and evening gatherings.~~The property is equipped with central heating and air conditioning, ensuring year-round comfort in every season.~~One of the defining features of the villa is its architectural identity — curved lines, a tower element, and covered terraces that provide both shade and charm. The south-facing orientation ensures abundant natural light throughout the day.~~The exterior is designed as a private retreat: a swimming pool surrounded by sunbathing areas, a barbecue zone, landscaped garden corners, and multiple terraces offering different ambiances throughout the day.~~Location & Lifestyle~~Las Filipinas is a well-established residential area within Orihuela Costa, appreciated for its tranquility, greenery, and proximity to key amenities. Within a short drive you will find renowned golf courses, restaurants, cafés, shopping centres such as La Zenia Boulevard, and international services.~~The sandy beaches of Campoamor are located just 4 km away, allowing quick and easy access to the coast while enjoying a quieter residential setting.~~The area benefits from a Mediterranean climate with over 300 days of sunshine per year, making it ideal both for permanent living and as a holiday residence.~A Property with Soul~~IBI 1160 euros

### property details

Spanishestate **6331542**  
id:  
reference:: **ICB-V0019**

### contact

real estate agent: **Inmodirect Costa Blanca**  
name: **not available**  
spreek: **not available**

close to/ located: **Orihuela Costa**  
region: **Baix Segura**  
property type: **villa**  
rooms: **6**  
property surface: **315 m2**  
surface plot: **800 m2**  
price: **€ 450.000**

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