

## villa for sale Villena, Alt Vinalopó



Stunning Equestrian Property with 4.5 Acres, Guest Accommodation & Solar Energy We are delighted to offer for sale this exceptional equestrian property, fully licensed (REGA) for up to four horses, set within approximately 4.5 acres (18,000m<sup>2</sup>) of beautiful land. The grounds include three turnout paddocks, two of which benefit from automatic irrigation systems, along with a field shelter/stables featuring a durable sandwich-panel roof. The land is further enhanced by an olive grove and a variety of fruit trees, including apricot, apple, almond and pear. A standout feature of the property is the good-sized saltwater swimming pool, complete with a retractable cover and heat exchanger, allowing for comfortable year-round use. Main House The main residence offers flexible and spacious accommodation, comprising: Three bedrooms Two bathrooms, including a Jack & Jill bathroom A workout/office room, easily adaptable as a fourth bedroom A large covered front porch with mosquito screens provides the perfect setting for al fresco dining and outdoor living. Inside, the home opens into a generous kitchen, flowing through to a large dining room with pellet burner, and a second lounge, currently used as a games room with a pool table. This area leads to the bedroom accommodation and main bathroom. A separate corridor connects to the second wing of the house, which includes: An additional bathroom Laundry room A spacious lounge with wood-burning fireplace Guest Accommodation Outside, there is a charming casita/guest suite featuring: Open-plan living area with kitchen Bedroom Shower room with WC Ideal for guests, extended family, etc Additional Features Central heating throughout Fully insulated external walls Beautifully landscaped outdoor areas with stamped concrete, creating a seamless flow between spaces 16 solar panels producing approx. 270kWh, typically generating a monthly surplus — resulting in minimal electricity costs (usually only the standing charge) Dual water supply: agricultural water and mains drinking water This is a truly special property offering space, privacy, sustainability, and a superb equestrian lifestyle. Viewing is highly recommended to fully appreciate everything this home has to offer.

### property details

Spanishestate **6325530**  
id:  
reference:: **P5259**

### contact

real estate agent: **Casabien Inland Villas**  
name: **Margret Traue**  
spreekt: **Dutch, English, French,**

close to/ located: **Villena**  
region: **Alt Vinalopó**  
property type: **villa**  
rooms: **5**  
property surface: **219 m2**  
surface plot: **18046 m2**  
price: **€ 330.000**

telefoon:

**Spanish**  
**not available**