



1.650.000 €

**Description:**

New Development: Prices from 1,650,000 € to 1,650,000 €. [Beds: 3 - 3] [Baths: 3 - 3] [Built size: 295.00 m2 - 295.00 m2]

This high-efficiency Passive House villa combines contemporary architecture, advanced technology, and bioclimatic design to ensure maximum comfort, low energy consumption, and a healthy indoor environment.

The home features elegant volumes, large windows, and open interiors that connect seamlessly with outdoor spaces, with sea views from the first floor. The project includes architectural design, project management, permits, and turnkey delivery with pool, garden, and enclosures.

Equipped with an air-source heat pump, solar panels for self-consumption, advanced home automation, and efficient insulation systems, the villa achieves an A+ Energy Certificate, delivering up to 80% annual energy savings.

Clients may choose this plot with the current design, modify it, or select another villa model from our catalog.

**Characteristics:**

<b>Setting:</b>	Close To Shops, Close To Sea, Close To Town
<b>Condition:</b>	New Construction
<b>Pool:</b>	Private
<b>Climate Control:</b>	Hot A/C, Cold A/C, U/F Heating
<b>Views:</b>	Sea, Panoramic, Garden, Pool
<b>Features:</b>	Covered Terrace, Fitted Wardrobes, Private Terrace, Sauna, Storage Room, Utility Room, Ensuite Bathroom, Basement

**Location: BEL AIR**

Type of the property	Villa
Bedrooms	3
Bathrooms	3
Built	295m <sup>2</sup>
Terrace	25m <sup>2</sup>
Plot area	1230m <sup>2</sup>