



JANSEN & BROUWER
PROPERTY CAPITAL

VILLA · COSTA BLANCA

Villa in Denia

3 bedrooms, 147 m² · Denia, Alicante province

ASKING PRICE

€695,000

3

bedrooms

3

bathrooms

147 m²

living area

574 m²

plot



Villa in Denia. Costa Blanca, Alicante province.

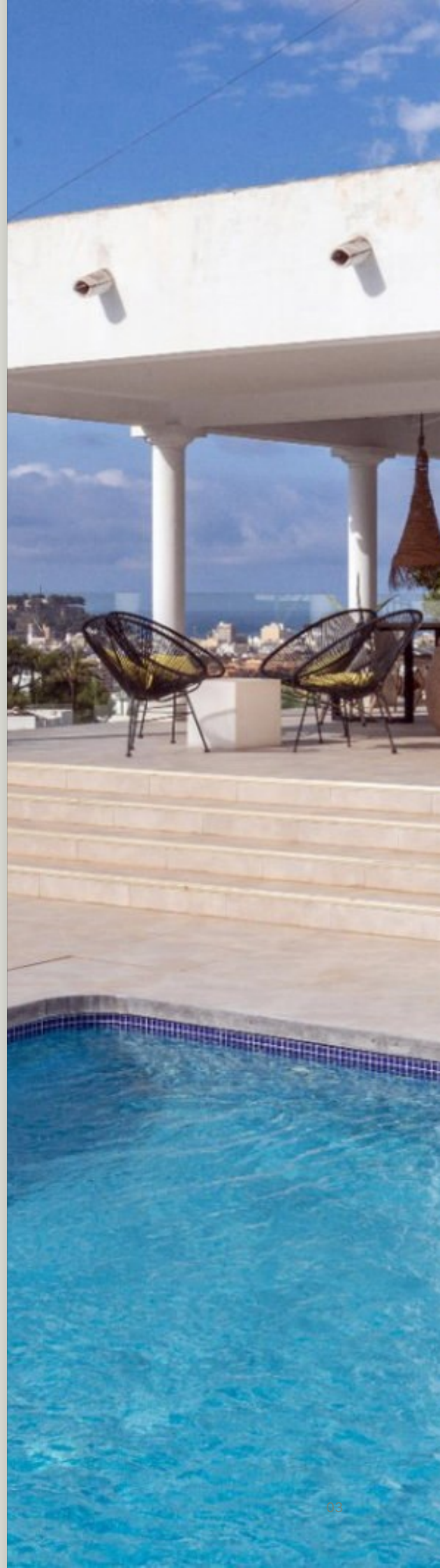
Modern villa with sea and mountain views in Dénia Set in the prestigious and sought-after residential area of El Montgó in Dénia, this property offers the perfect combination of peace and nature, a short distance from the sea and from the varied restaurant scene of the town.

Villa in Denia

Denia, Alicante province

Modern villa with sea and mountain views in Dénia
Set in the prestigious and sought-after residential area of El Montgó in Dénia, this property offers the perfect combination of peace and nature, a short distance from the sea and from the varied restaurant scene of the town. Its privileged position guarantees privacy, an exceptional quality of life all year round and a high-quality residential setting. Modern architecture and light, open spaces The villa has recently been completely renovated in a contemporary style. The design, by a well-known local architect, combines clean, modern lines and excellent functionality with the warm and welcoming feel of a contemporary Mediterranean interior. An inviting entrance terrace leads to the main floor, which follows an open-plan living concept.

Property type	Villa
Bedrooms	3
Bathrooms	3
Living area	147 m²
Plot	574 m²
Asking price	€695,000
Reference	DE-3343



Villa in Denia

The generous living and dining room and the modern open-plan kitchen flow harmoniously into one another. Large floor-to-ceiling windows bring in plenty of natural light and create a seamless transition between the indoor and outdoor spaces. From the living room you have direct access to two attractive terraces: a covered porch, ideal for dining outdoors all year round, and a sunny terrace around the impressive 30 m² private pool. The lower floor is given over entirely to the sleeping quarters and has a master bedroom with en-suite bathroom, two generous double bedrooms and a second full bathroom. Air conditioning keeps the house comfortable throughout the year. Private vantage point with a breathtaking panorama The elevated position of the villa is without doubt one of its greatest assets and offers a privileged outlook over the surrounding landscape. From virtually every room in the house, and above all from the terraces and the living areas, you enjoy a spectacular panoramic view. The view stretches over the iconic Castillo de Dénia, the deep blue water of the Mediterranean and the majestic Montgó massif. A captivating panorama that changes constantly through the day and impresses both by day and in the evening, when the lights of Dénia create a particularly atmospheric setting.



You choose. We arrange the rest.

From the first selection to the keys and the years after, all in one place. You do not need to live in Spain for it.

Selection

We filter the market by goal, budget and use, and we know the developments and the agents behind them.

Viewings

A trip along a short list, with planning, transport and someone who really knows the area.

Legal and tax

Spanish lawyer, notary, NIE number and checks on charges, permits and easements.

Financing

A Spanish mortgage or financing from the Netherlands, with purchase costs included.

Transfer

From offer to keys: reservation contract, deed, notary and registration in your name.

After the keys

Utilities, insurance, tax returns and, if you wish, rental and maintenance.



03 · FEATURES

What this property offers

- Parking
- Terrace
- Schools nearby
- Residential area
- Restaurants nearby
- Fitted kitchen
- Open-plan kitchen
- Air conditioning
- Low-maintenance garden
- Private pool
- Sea view
- Countryside view
- Pool



04 · THE AREA

What you will find around Dénia

Dénia sits at the northernmost point of the Costa Blanca, with a castle above the town and the Montgó as a green backdrop. To the north lie kilometres of sandy beach, to the south the rocky coves of Les Rotes. Ferries sail from the harbour to Ibiza and Mallorca, and the city is a UNESCO Creative City of Gastronomy.

20 km

of coast: sandy beaches north, rocky coves south

Montgó

natural park with a 753 metre summit

Castle

eleventh century fortress above the old town

Ferry port

daily sailings to Ibiza and Mallorca

UNESCO

Creative City of Gastronomy

1 hour

to Alicante airport

What the purchase costs beyond the price

The tax rates are those of the Valencia region. Notary and land registry follow the official fee scale (arancel); legal support and the other costs are estimates.

Transfer tax (ITP 9%)	€62,550
Notary (official fees plus VAT)	€910
Land registry (official fees plus VAT)	€469
Legal support (1% plus VAT)	€8,410
Administrative agency (gestoría) and other costs (estimate)	€500
Total purchase costs	€72,839

€767,839

TOTAL INVESTMENT

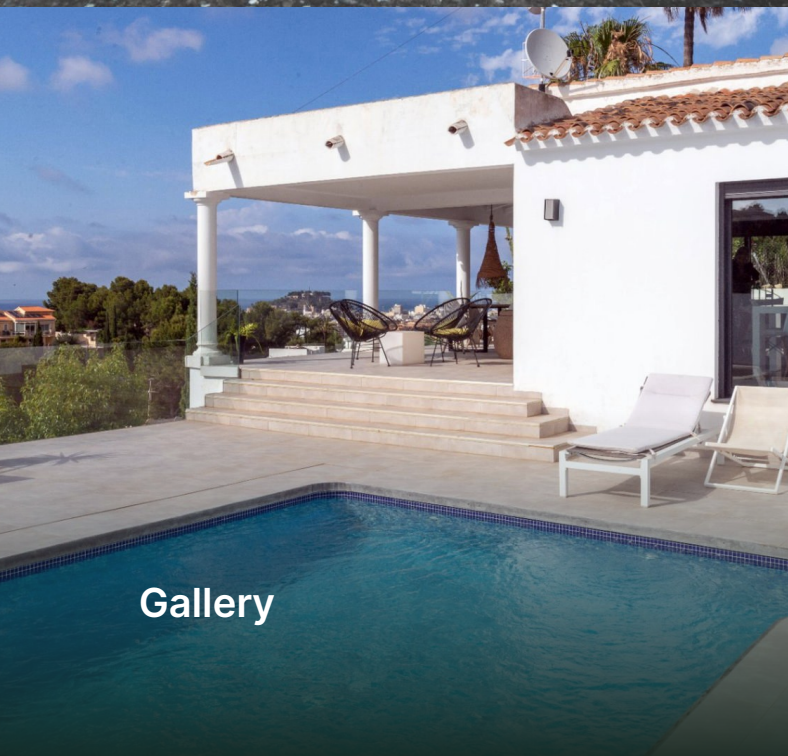
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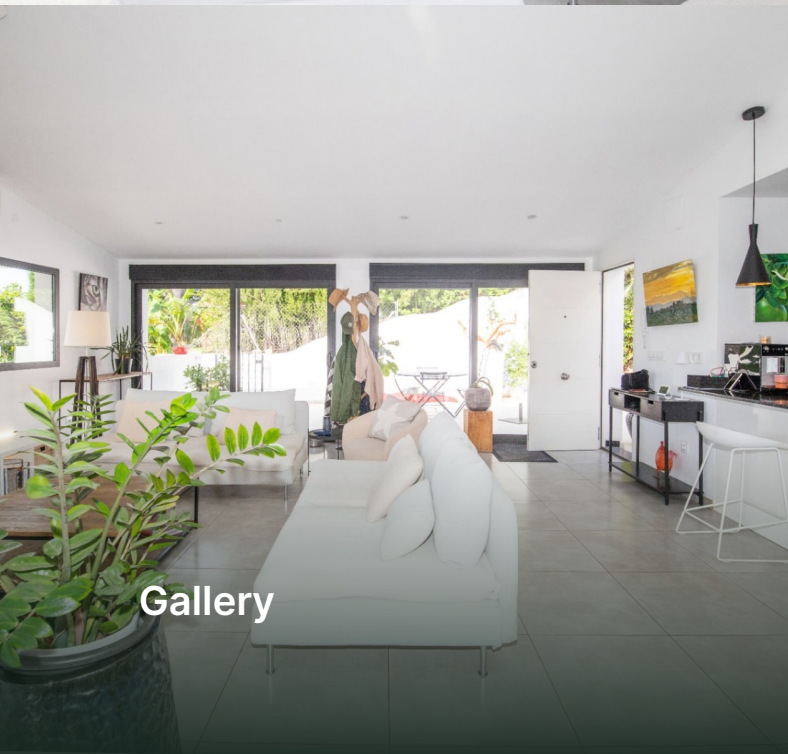
PURCHASE COSTS

10.5%

OF THE PURCHASE PRICE

Example calculation at the stated asking price, without a mortgage. Tax rates as of September 2026. Notary and land registry follow the official fee scale (arancel) plus VAT; legal support and other costs are estimates. Reduced rates for a first or main home are not included, and the Spanish tax authority may apply its own reference value. No rights can be derived from this calculation.





Gallery



We guide your purchase, from first viewing to the keys.

Would you like to view this property or first see the full documentation? Please get in touch. We will send the floor plans, the specification and the availability, and arrange a viewing if you wish.

€695,000

asking price

3

bedrooms

147 m²

living area

Jordy Brouwer

Property & deals

+31 6 40043122

Sven Jansen

Investments & advice

+31 6 40258095

info@jbpropertycapital.com · jbpropertycapital.com



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