



JANSEN & BROUWER
PROPERTY CAPITAL



VILLA

Villa in Calpe

4 bedrooms, 428 m² · Calpe

ASKING PRICE

€1,550,000

4

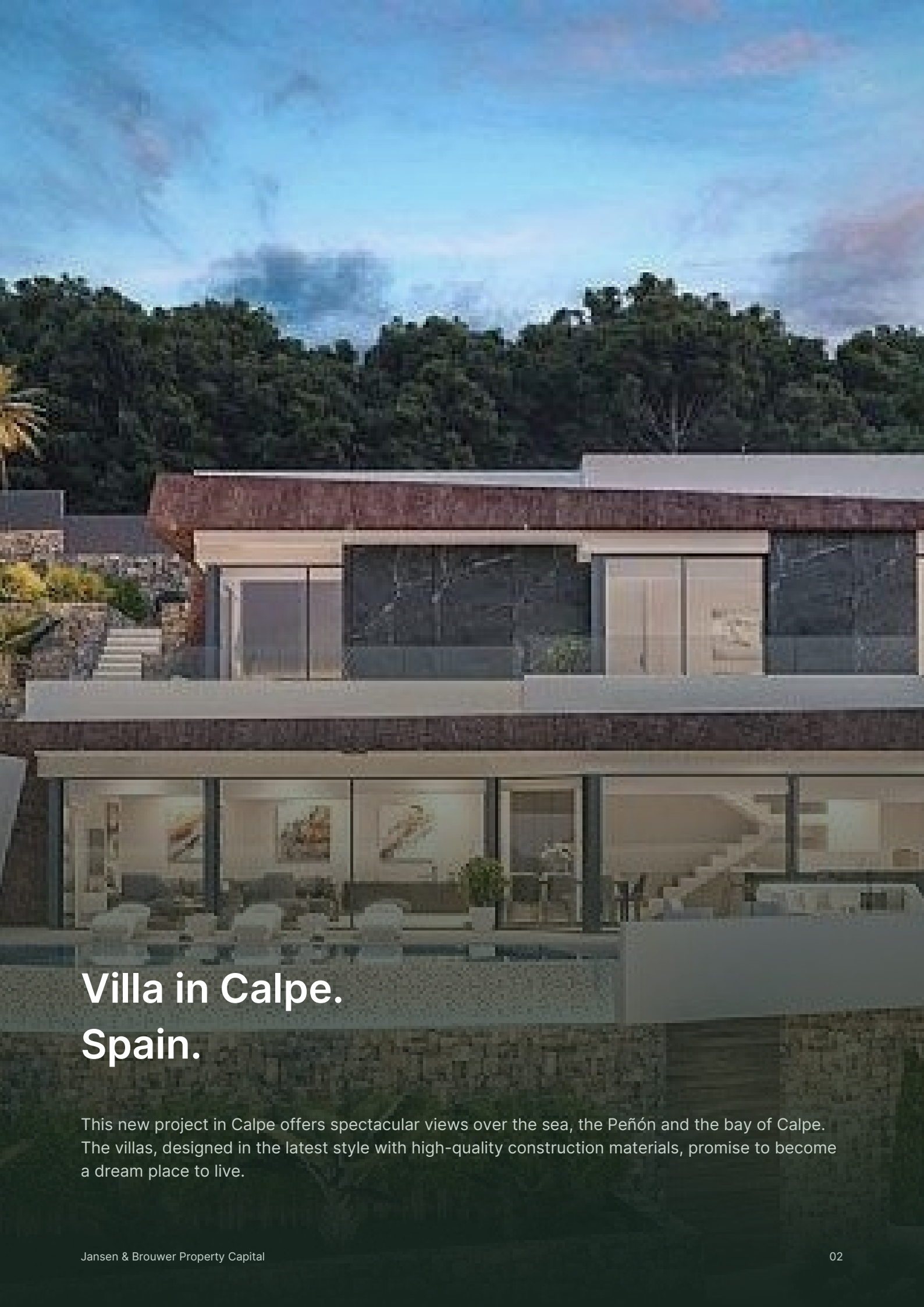
bedrooms

5

bathrooms

428 m²

living area



Villa in Calpe. Spain.

This new project in Calpe offers spectacular views over the sea, the Peñón and the bay of Calpe. The villas, designed in the latest style with high-quality construction materials, promise to become a dream place to live.

Villa in Calpe

Calpe

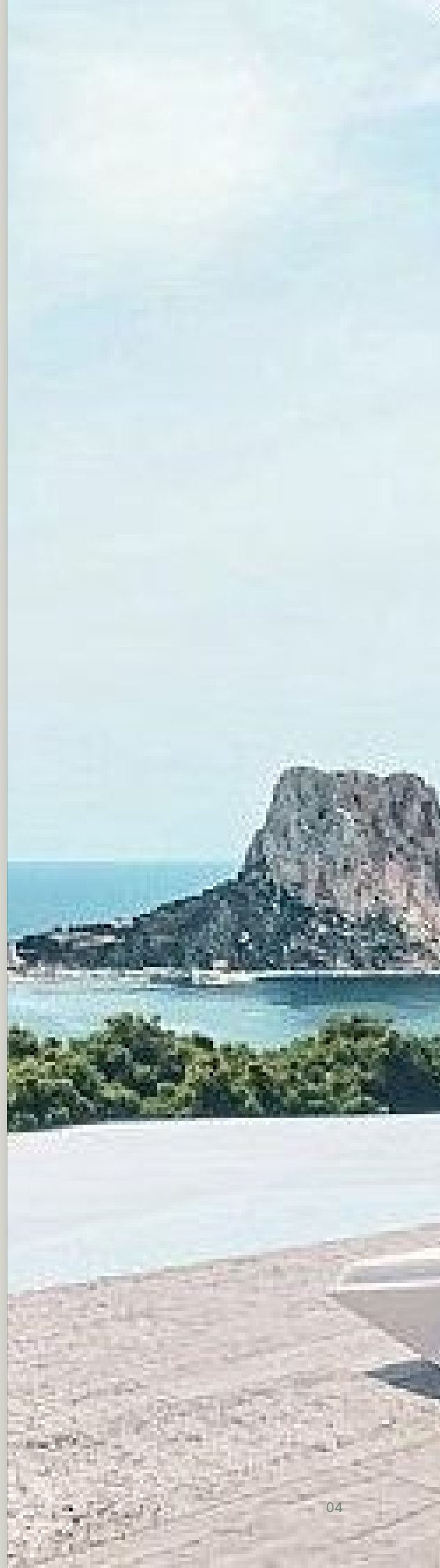
This new project in Calpe offers spectacular views over the sea, the Peñón and the bay of Calpe. The villas, designed in the latest style with high-quality construction materials, promise to become a dream place to live. The villa, built across multiple levels and equipped with home automation, offers an exceptional level of comfort and modernity. The inclusion of a lift enhances accessibility throughout the home. The exterior of this luxury villa in Calpe is simply breathtaking. It is surrounded by lush, meticulously maintained gardens and features an infinity pool that blends seamlessly with the horizon of the Mediterranean. Spacious terraces and chill-out areas invite you to enjoy the warm climate and the panoramic views of the sea and the iconic Peñón de Ifach.

Property type	Villa
Bedrooms	4
Bathrooms	5
Living area	428 m²
Completion	New build
Asking price	€1,550,000
Reference	JB-52621



Villa in Calpe

It is an oasis of luxury in an incomparable natural setting. The interior of this luxury villa in Calpe reflects elegance and comfort. Generous open-plan spaces ensure a perfect flow between the living, dining and kitchen areas, all bathed in natural light streaming through large windows with sea views. The bedrooms are spacious and bright, each with its own en-suite bathroom, all designed for maximum comfort and enjoyment. Calpe, on the Costa Blanca, is an emblematic tourist destination that combines fine sandy beaches with the imposing Peñón de Ifach, a natural landmark that dominates the horizon. The crystal-clear waters and mountainous surroundings provide a perfect balance between nature and beach activities. Tourism in Calpe centres on the beaches, such as Playa de la Fossa and Cala del Morelló, and hiking to the summit of the Peñón de Ifach for panoramic views. The lifestyle in Calpe is dynamic and cosmopolitan. Residents and visitors enjoy an active lifestyle with a wide range of restaurants, bars and outdoor activities. The local gastronomy stands out for its fresh fish and seafood, served in the many seaside restaurants. Calpe offers the perfect combination of coastal tourism, nature and vibrant city life.



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

- Child-friendly
- Near airport
- Near golf
- Countryside
- Near school
- Near hospital
- Residential area
- Near restaurants
- Near sports complex
- Near the sea
- Near train station
- Near shops
- Mountain
- Panoramic
- Sea view
- Laundry room



04 · THE AREA

What you will find around Calpe

Calpe is defined by the Peñón de Ifach, a rock of 332 metres rising straight out of the sea and protected as a natural park. Two beaches lie on either side, and between the rock and the town are the old salt pans where flamingos winter. The old fishermen's quarter with its painted houses lies inland.

Peñón de Ifach

rock of 332 metres, a protected natural park

Two beaches

Arenal-Bol and La Fossa on either side

Salt pans

with flamingos in the middle of town

Fishing harbour

daily fish auction and restaurants

Old town

painted houses of the fishermen's quarter

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.

VAT (IVA 10%)	€155,000
Stamp duty (AJD 1.4%)	€21,700
Notary (official fees plus VAT)	€1,221
Land registry (official fees plus VAT)	€676
Legal support (1% plus VAT)	€18,755
Administrative agency (gestoría) and other costs (estimate)	€500
Total purchase costs	€197,852

€1,747,852

TOTAL INVESTMENT

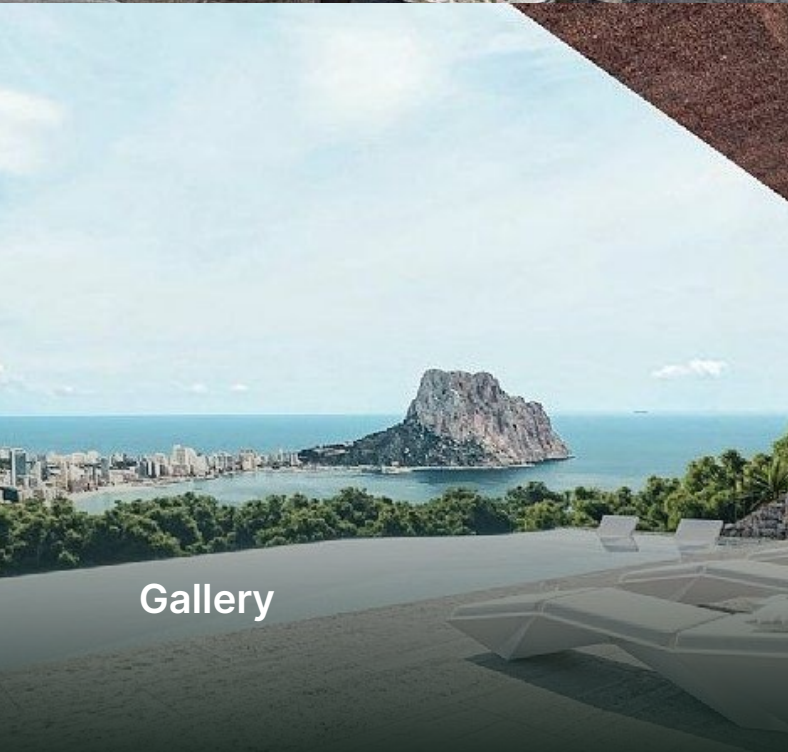
€197,852

PURCHASE COSTS

12.8%

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.

€1,550,000

asking price

4

bedrooms

428 m²

living area

Jordy Brouwer

Property & deals

+31 6 40043122

Sven Jansen

Investments & advice

+31 6 40258095

info@jbpropertycapital.com · jbpropertycapital.com



JANSEN & BROUWER
PROPERTY CAPITAL

Prices, areas and specifications are subject to change and do not constitute an offer or advice. No rights can be derived from this document.

