Sun Team Property

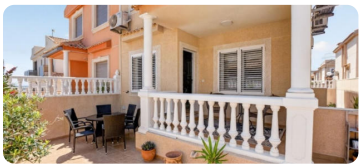
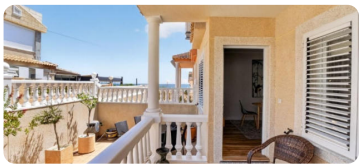
TOWN HOUSE IN TORREVIEJA

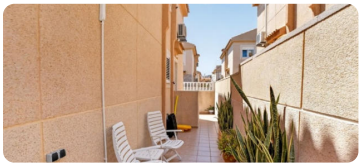
Cabo Cervera, Torrevieja · Ref. MLSC5285577

ZU VERKAUFEN

395.000 €





3 Schlafzimmer

2 Badezimmer

104 m² Wohnfläche

63 m² Grundstück

G Energieausweis

OBJEKTDATEN

Küste	Costa Blanca South
Entfernung zum Strand	5 m
Entfernung zum Meer (Luftlin...	924 m
Emissionen	F

BESCHREIBUNG

Cabo Cervera – Fully renovated townhouse with lovely outdoor space just 100 metres from the MediterraneanWelcome to a modern and tastefully renovated townhouse in the attractive Residencial Cabomar!
Here you live just 100 metres from the sea – perfect for enjoying the Mediterranean climate all year round.This is an ideal property whether you are looking for a holiday home, an investment, or a permanent residence.LocationThe property is located in the popular area of Cabo Cervera, just below Torre del Moro and the well-known Hotel Masa.

AUSSTATTUNG

Klimaanlage · Möbliert · Garten · Waschküche · Abstellraum · Meerblick

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TOWN HOUSE IN TORREVIEJA

Ref. MLSC5285577 · 395.000 €

BESCHREIBUNG

The area offers:Walking distance to restaurants, shops, and servicesClose proximity to the Torremarina shopping centre with Mercadona and several restaurantsBeautiful coastal walking paths and green parksJust a few minutes' walk to the popular La Mata beachThere are also good bus connections to both Torrevieja town centre and La Mata.This is a highly attractive area for those who want to be close to both the sea and city life.The PropertyThe townhouse has been fully renovated and presents a modern and welcoming style with a practical layout and spacious outdoor areas.Ground floor:Tiled garden (approx. 63 m²)TerraceLarge and bright living roomDining areaModern kitchen with dining spaceStorage roomFirst floor:3 spacious bedrooms with wardrobes2 modern bathrooms with showersIn addition, the property offers:2 terracesUtility roomAir conditioning in all roomsGaragePrivate garage of approx. 17 m²Key FeaturesBuilt area: approx. 104.51 m² (usable area: 89.09 m²)3 bedrooms2 bathrooms2 floorsGarden: approx. 63 m²Sea viewsAir conditioning throughoutEnergy rating: G/FFinancial InformationPrice: €395,000 + costsWhen purchasing a resale property in this region, you should expect approx. 10% transfer tax (ITP) of the purchase price (from June 1st: 9%).In addition, the following costs apply:Notary feesLand registry feesNew utility contracts (water and electricity)Administrative costsThese are typically estimated at approx. €2,000 – €4,000.Property tax (IBI): approx. €276 per year
Community fees: approx. €510 per yearSummaryA stylish and move-in-ready townhouse in a fantastic location just steps from the sea. Perfect for anyone looking for a modern home in one of the most sought-after areas of the Costa Blanca.Contact us for a viewing or more information!

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