Sun Team Property

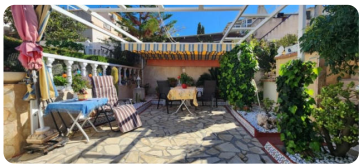
# TOWN HOUSE IN LA MATA

La Mata, Torrevieja · Tilv. MLSC3379955

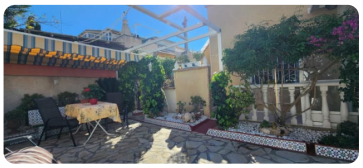
TIL SÖLU

**249.000 €**







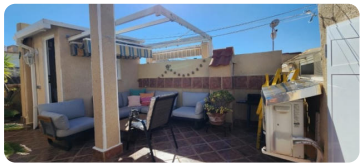












**3** Svefnherbergi

**2** Baðherbergi

**71 m²** Byggt flatarmál

**148 m²** Lóð

## UPPLÝSINGAR UM EIGNINA

| | |
|---|---|
| Strönd | Costa Blanca South |
| Fjarlægð frá sjó (í beinni loftlí... | 114 m |

## LÝSING

This corner-situated, semi-detached bungalow is located in the exclusive area of Torre del Moro (Torrelamata, Torrevieja). With a northeast orientation, the property enjoys excellent natural light in the mornings and remains cool and pleasant during the warmer months of the year. Its privileged corner position offers greater privacy compared to intermediate bungalows, providing a heightened sense of independence.Smart Layout Across Two FloorsThe property makes the most of its 71 m² of living space, with a layout designed for maximum comfort and privacy:Ground Floor: This level houses the living area, featuring a bright living-dining room and an integrated kitchen. It also includes two bedrooms and a full bathroom, allowing for comfortable daily living without the need to use stairs.

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## LÝSING

Solarium Level: The upper floor contains a third, independent bedroom and a second full bathroom. This layout is ideal for hosting guests, accommodating teenagers, or creating a private home office with direct access to the solarium and unobstructed views.Outdoor Space and Private PlotSpacious 148 m² plot: An exceptional outdoor area surrounding the home, perfect for creating various zones—such as an al fresco dining area, a sunbathing space, a barbecue area, or a safe play zone.Private driveway: The plot is designed to allow for vehicle access and parking within the property grounds—a highly convenient feature for the owners.Communal Areas and Maintenance CostsResidential complex with a pool: The development features a fantastic communal swimming pool and landscaped garden areas, perfect for cooling off and enjoying the Mediterranean climate in a quiet, secure environment.Low maintenance costs:Community fees: €600 per year.Property tax (IBI/Suma): €215 per year.