Sun Team Property

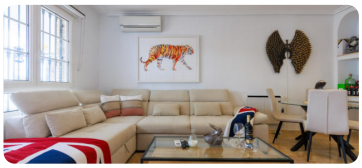
TOWN HOUSE IN VILLAMARTIN

Villamartín, Orihuela · Ref. MLSC4741382

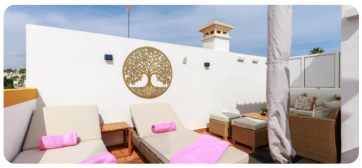
TIL SALGS

265.000 €



















2 Soverom

2 Bad

87 m² Bebygd areal

BOLIGDATA

Kyst	Costa Blanca South
Avstand til havet (i luftlinje)	2,3 km

BESKRIVELSE

2 Bedrooms | 2 Bathrooms | Private Solarium | 34 m² Underbuild | Communal Pool | South-West Facing | Fully Furnished This beautifully refurbished and fully furnished townhouse is ideally situated in the highly sought-after area of Los Dolses, Villamartín, offering a fantastic combination of space, sunshine and convenience. With 87 m² of living space, a south-west orientation, open views towards the surrounding park area and excellent access to local amenities, this is an ideal property for both permanent living and holidays. The property is approached via a 9.50 m² sunny front terrace, providing a lovely outdoor space to relax and enjoy the open views.

EGENSKAPER

Klimaanlegg · Grill · Nær stranden · Nær golfbane · Hage · Parkering · Basseng · Sikkerhetsdør

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BESKRIVELSE

 Inside, the ground floor offers a bright and spacious open-plan living and dining area, complete with a feature fireplace and a modern, generously sized open-plan kitchen. There is also a convenient guest WC on this level. From the kitchen, doors lead directly to the rear garden, which enjoys the morning sunshine and provides an additional private BBQ outdoor area. Upstairs, there are two spacious double bedrooms and a large family bathroom fitted with a shower and heated towel rail. One of the bedrooms benefits from its own 5.30 m² balcony with open views. An internal staircase leads to the impressive 20.70 m² private rooftop solarium. This is a particularly attractive feature of the property, offering excellent privacy as it is not overlooked and provides plenty of room for sunbathing, entertaining or simply enjoying the Mediterranean lifestyle. The property also benefits from a substantial 34 m² under-build, complete with a window and tiled floor. Currently used as a spacious storage area, this versatile space offers excellent potential for a variety of uses, subject to any necessary permissions. Further features include air conditioning, new radiators throughout and three large TVs. The property is being sold fully furnished, including the attractive outdoor furniture and BBQ, allowing the new owners to move in and start enjoying the property immediately. Residents also have access to a well-maintained communal swimming pool, providing the perfect place to relax and cool off during the warmer months. The location is one of the property's major advantages. From here, you can easily walk to four popular commercial areas – Los Dolses, Rioja, La Fuente and Villamartín Plaza – offering a wide variety of restaurants, bars, cafés, shops, supermarkets, pharmacy and other everyday amenities. The beautiful sandy beaches of La Zenia and Playa Flamenca are approximately 3 km away, while several renowned golf courses, including Villamartín, Las Ramblas, Campoamor and Las Colinas, are just on your door step. For shopping and entertainment, La Zenia Boulevard with its extensive selection of 160 shops, restaurants and leisure facilities, is only around 3 minutes by car. While both Alicante Airport and Corvera Murcia Airport are within around a 45-minute drive. Council Tax: Approximately €270 per year Community Fees: Approximately €550 per year A superb opportunity to purchase a refurbished, spacious and fully furnished townhouse in one of the most popular areas of Villamartín, within easy reach of amenities, golf courses, beaches and La Zenia Boulevard. Ideal for a holiday place or permanent home, this property really must be seen !