









H2S3745

Town house in El Verger

150,000€

INVESTMENT OPPORTUNITY.

2 MASSIVE ROOF TERRACES

NEEDS UPDATING BATHROOM AND KITCHEN UPSTAIRS

BUILT IN 1977, BUILD SIZE 300M²

WOULD MAKE SEVERAL APARTMENTS OR ANOTHER BUSINESS

1ST FLOOR HABITABLE WITH 3 BEDROOMS, 1 BATHROOM

NEEDS COMPLETE RENOVATION GROUND FLOOR.

IBI 750€ AND BASURA 98€ PER YEAR

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intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale THE PROPERTY MISDESCRIPTIONS ACT 1991

The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of this property before travelling any distance to view. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will provide any information you require. This is advisable, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These particulars are in draft form awaiting Vendors confirmation of their accuracy. These details must therefore be taken as a guide only and approved details should be requested from the agents.



The Old Bakery is a perfect opportunity for any investor. This is 300m² of two floors. Would be perfect as two apartments or one very large house. The first floor is already an apartment. The ground floor is in need of complete refurbishment. Excellent location.

The approach to the property has several entrances, 1 to the 1st floor apartment, 1 to the old shop and 1 for the bakery. This could easily be made into several apartments.

The 1st floor apartment has a lockable door leading into a reception hall with doors off to:

Sitting room is a light and bright room with lighting, coving to the ceiling, air conditioning unit and 2 windows.

Kitchen with a range of base and wall units, window, space for fridge freezer and space for a cooker. (I would replace the whole kitchen)

Utility with the hot water cylinder, space and plumbing for washing machine, scrub sink and sky lighting.

Bedroom 1 is a nice spacious bedroom with a large bay window, coving to the ceiling and lighting.

Bedroom 2 is a double bedroom with lighting and a window.

Bedroom 3 is a double bedroom with a window, door to a balcony and lighting.

Family bathroom with a full length bath, W.C, bidet, wash basin, window and lighting. In need of updating.

Roof terrace 1 is very spacious with views towards the Sagaria mountain range stairs to the ground floor accommodation.

2nd roof terrace accessed via the main staircase.

Store room leading out to the terrace. This is another very spacious roof terrace, with views towards Montgo and the Sagaria Mountain range.

Ground floor accommodation has a room which used to be the shop front and a door leading to the inner hall to access the 1st floor accommodation and another door leading into the main bakery.

Old shop has door to the main street.

Bakery has a door to the street and several windows to the front. A door to the rear courtyard which gives access to the roof terrace.

Kitchen with base units, hob and door to shower room.

The whole of the downstairs is in need of complete reform. Although I see this as an investment opportunity for someone to either convert into several apartments or start a new business.