



H2S3761

Town house in Pedreguer

119,000€

SPACIOUS HOUSE. COULD EASILY BE A 4 BEDROOM HOUSE

TOP OF THE TOWN. LOCAL WALKING ROUTES

GROUND FLOOR PREVIOUSLY LIVED IN

1ST FLOOR NEEDS REFURBISHMENT

LARGE ROOF TERRACE

BUILD 166M². IBI 190€ PER YEAR

LOCAL SWIMMING POOL. BEACHES 15 MINUTE DRIVE

THRIVING TOWN WITH PLENTY TO SEE AND DO

Situated at the top of the town near the beautiful mountain walking routes and Ermita. This is a very good house for the money. 166m² build with a roof terrace, top floor could make additional bedrooms without too much work. Ground floor with character, 2 bedrooms, very spacious kitchen dining room and a separate sitting room.

The house can be accessed from 2 streets giving this house the benefit of having natural light at both ends of the property.

Kitchen dining room with a range of base and wall units, fitted oven, hob and extractor over, double sink with mixer tap. Window and door to the street, walk in pantry, store cupboard housing the hot water boiler, lighting and plenty of space for table and chairs. Stairs leading to the first floor.

Sitting room is spacious with double opening doors leading to the front, 2 doors off to bedrooms 1 and 2.

Bedroom 1 is a double bedroom to the front elevation.

Bedroom 2 is a double bedroom, in need of a window but would be a good office.

Family shower room with a walk-in shower, wash basin, W.C, bidet, window and lighting.

1st floor has the utility room. This is a perfect opportunity to make two further bedrooms and an additional bathroom. There is a door leading to a massive roof terrace and various windows already exist.

For this price it would be a good investment for anyone wishing to live here all year or buy something to rent out for an income.

The house is in a great location and the main town is in walking distance.

This could easily be a 4 bedroom, 2 bathroom house, with little money and a good builder this would make a fabulous home.

It is habitable with just the upstairs in need of refurbishment.