



H2S3832

Villa in Marzuquera

249,000€

3 BEDROOMS, 1 SHOWER ROOM

PRIVATE SWIMMING POOL. FLAT PLOT

ROOF TERRACE WITH MOUNTAIN VIEWS

NAYA FOR SHADED DINING.

OPEN FIREPLACE IN THE SITTING ROOM

BUNGALOW WITH ACCOMMODATION ON ONE LEVEL

IBI, BASURA

BUILT IN 1970. BUILD 164M² PLOTS 935M²

Marxuquera/Marchuquera is a pretty rural urbanisation on the outskirts of Gandia. Nestled in the orange groves and tranquil country lanes, excellent walking and cycling routes. This 3 bedroom bungalow has two plots of land next to each other. Plenty of parking, swimming pool, lawn garden and the plot next door would make a fabulous vegetable garden or an extension of the existing garden.

The approach to the villa has two gated entrances and parking for several vehicles, a car port for two vehicles. Outside lighting and to the front of the villa is an open naya ideal for alfresco dining and entertaining. The gardens are on a flat plot and there are two gates either side of the villa to access the rear garden.

The naya has lighting and a view over the front garden.

Lounge dining room (6.46m x 4.15m) with an open fireplace, two windows, lighting and door off to:

Kitchen with a range of base and wall units, window and door to the rear. Fitted oven, hob and extractor, free standing fridge freezer, washing machine and lighting.

Bedroom 1 is a double bedroom with built in wardrobes and cupboards over, window and lighting.

Bedroom 2 a double bedroom with built in wardrobes and cupboards over, window and lighting.

Bedroom 3 is a large single with a window and lighting.

Family shower room with a walk in shower, W.C, bidet, vanity unit with cupboards and drawers beneath and wall mirror over, window and lighting.

Outside to the rear of the property is a useful store room, swimming pool, patio for sunbathing and entertaining. The swimming pool is in need of cleaning and I would suggest asking a pool person to come and have a look at the filter and pump. This may need changing. The owner tells me the system just needs a timer, but for peace of mind I would ask a professional to come and have a look.

Roof terrace with plenty of space for tables and chairs. Beautiful views towards the surrounding mountains.

Gandia is a 10 minute drive and locally is a bar that serves food.