



**H2S3093**

**Apartment in Benitachell**

**69,800€**

**2 BEDROOMS (1 EN SUITE) + 1 FAMILY BATHROOM**

**BRIGHT LARGE LOUNGE AREA**

**VIDEO SECURITY ENTRY**

**TOWN SQUARE LOCATION**

**MODERN BLOCK WITH LIFT & STAIRS**

**CENTRAL HEATING/COOLING SYSTEM**

**EASY WALK TO SHOPS, BARS, CAFES**

**102m<sup>2</sup> BUILD. ANNUAL IBI 277€. COMMUNAL 66€ PER QUARTER**

**10 MINUTE DRIVE TO BEACHES**

**LOCAL SPORTS CENTRE WITH SWIMMING POOL AND OTHER LEISURE PURSUITS**

This 1st floor modern 2 bedroom, 2 bathroom, town apartment although a bank repossession appears to be in reasonable order although does require refreshment. Situated within a block in a quiet town tree-lined square that includes several seating and children's play areas. It is close to the town and all the amenities the town has to offer.

**ENTRANCE** The entrance to the block from the street is via a video entry security protected door which opens to the communal hallway and steps leading up to a lift and further stairs to all floors.

The door to the apartment opens to a marble effect flooring and hallway that has 3 ceiling light fixtures & with steps up to;

**LOUNGE AREA:** A bright area with large clear windows to the side a views of street steps. There are two ceiling light fixtures and the room has a marble effect floor cover.

The hallway appears to offer a centrally controlled (although not tested) convection heating and cooling system.

**KITCHEN** With a selection of wall and floor mounted storage cupboards, stainless steel sink with mixer tap, oven, hob, drawer space and central ceiling light. There is a window to a central well & the floor is of marble effect.

**BATHROOM** The room is half walled tiled & the floor tiled with marble effect. A corner shower tray with wall attachment above, WC and small hand basin.

**BEDROOM 1** A double room with built-in wardrobe space, central ceiling light & marble effect floor tiles. The room has two opening windows to a central well with clear glass panes below & shutters.

**BEDROOM 2 (WITH EN-SUITE)** A double room with windows and shutters to the central well. A large double built-in wardrobe, ceiling light fixture and marble tile effect flooring.

**EN-SUITE** The room is half wall tiled and the floor cover of a marble effect tiles. Full sized bath, WC, bidet and free-standing metal surround containing double hand basin feature.

A good example of a small family or young executive's town apartment which does require both refreshment & possibly redecoration to one's own tastes.

Quiet location in a tree lined town square within easy reach to the town's amenities.

There appears to be ample space for parking in the streets directly below or adjacent to the apartment block.