



H2S3166

Apartment in Pego

90,000€

3RD FLOOR APARTMENT WITH LIFT AND
BALCONIES SEA VIEWS

PRE INSTALLED HOT AND COLD AIR
CONDITIONING

3 DOUBLE BEDROOMS WITH FITTED
WARDROBES

OWNED SINCE NEW BY CURRENT OWNER

L-SHAPED LOUNGE DINING ROOM WITH
PRIVATE BALCONY

KITCHEN WITH SEPARATE UTILITY ROOM

WALKING DISTANCE TO TOWN,
SUPERMARKETS AND MUNICIPAL POOL

IMMACULATE FAMILY HOME/APARTMENT

ANNUAL CHARGES, TAX 600€ AND RUBBISH
89€

BUILD SIZE 143m² GARAGE AVAILABLE TO
PURCHASE

Hello2Spain.com

MONEY LAUNDERING REGULATIONS 2003

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.

URGENT SALE NEEDED. Situated in Pego this modern 3 double bedroom apartment with 2 bathrooms, L-Shaped lounge dining room, Sea Views, 3rd floor with lift, utility room, en suite to master, walking distance to town, local supermarkets and the municipal swimming pool. Has been lived in by the current owner since new 13 years ago. Corner position.

The approach to the property is via a communal entrance with an intercom for access to the building. Beautifully maintained entrance with stairs and a lift to the 3rd floor.

The reception hall of the apartment is spacious with 2 sets of double cloaks cupboards, double opening airing cupboard, air conditioning and doors off to:

L-Shaped lounge dining room with a lovely seating balcony with sea views, air conditioning, 2 windows, ceiling fan and lighting.

Kitchen with a range of base and wall units, 1 & $\frac{1}{2}$ sink and drainer, granite work surface, space and plumbing for dishwasher, fitted electric oven, mains gas hob, extractor, space for upright fridge freezer and door to utility room.

Utility room is a good size with space and plumbing for washing machine, dryer, window with sea views and additional storage.

Bedroom 1 is a generous size suite with private balcony for table and chairs with SEA VIEWS, ceiling light and fan, air conditioning, dressing room and en suite.

Dressing room with plenty of wardrobes, window, lighting and door to en suite.

En Suite bathroom with a full-length bath with a shower over, w.c, bidet, vanity unit with mirror over, lighting and a window.

Bedroom 2 is another good size bedroom with triple built in wardrobes, private balcony with space for table and chairs, lighting and air conditioning.

Bedroom 3 another double bedroom with a window to the front with SEA VIEWS, air conditioning, built in double wardrobes and lighting.

Family Bathroom with a full-length bath with a shower over, W.C, bidet, wash basin with mirror over and lighting.

This apartment is part furnished, no work required in excellent condition and in a great location.

The seller has owned this from new and is now not in good health so is very keen to move on with her life. Sensible offers invited.