



H2S3258

Apartment in El Verger

33,000€

**1 BEDROOM, 1 BATHROOM 1ST FLOOR
MODERN APARTMENT**

**STUNNING ROOF TERRACE WITH POOL,
ENTERTAINING & SUNBATHING AREA**

**MODERN FITTED KITCHEN AND SHOWER
ROOM**

GARAGE

MONTHLY COMMUNITY FEES 50€

**WALKING DISTANCE TO BARS, SHOPS,
RESTAURANTS AND SUPERMARKET**

**MUNICIPAL POOL AND SPORTS CENTRE
NEARBY**

IDEAL LOCK UP & GO HOLIDAY HOME

**VIEWS OVER THE ORANGE GROVES,
MOUNTAINS & SEA**

1ST FLOOR WITH LIFT

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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.

1st floor apartment, modern building, with a lift. Open plan kitchen, lounge & dining living space, modern fitted kitchen, modern shower room. Stunning roof terrace and a garage. Amazing property for 36000€. Walking distance to all the town amenities.

Approach to the property has plenty of street parking, nice communal patio terrace, with a lift or staircase to all floors.

The front door leads into a reception hall with a ceiling light, doors leading to the shower room and bedroom, an open arch to the kitchen, lounge, dining room. Intercom and a storage cupboard.

Lounge kitchen dining room has a double glazed window with shutters, it is a very light room with views over the orange groves. Modern fitted kitchen with a range of base and wall units, a hob, oven and extractor fan. Single sink with mixer tap, space for a washing machine, space for a fridge freezer.

Bedroom 1 has sliding patio doors to a balcony, good quality built in double wardrobe with hanging rail and shelf over, ceiling light point,

Balcony has room for a couple of chairs with views over the orange groves.

Shower room has a shower tray, hand basin and W.C.

Roof terrace has a part lawned sun bathing area, a pool, a bbq and entertaining area, shower cubicle, stunning views of the mountains and sea.

Garage with parking for 1 car.