



H2S3292

Town house in Pego

99,000€

LARGE PROPERTY. 540 SQM BUILD

BIG FAMILY HOME

LOCATED IN THE HEART OF PEGO

4 BEDROOMS

2 BATHROOMS

CLOSE TO SHOPS, BARS, RESTUARANTS AND SUPERMARKETS

LARGE FITTED KITCHEN

GARAGE. ROOF TERRACES WITH MOUNTAIN VIEWS

ROOF TERRACE

SEPARATE ANNEX IDEAL FOR STUDIO / GUEST APARTMENT / OFFICES

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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.

Extensive property situated in the heart of Pego, a popular and traditional Spanish town with bars, restaurants and local shops within walking distance, only 15 minutes to GORGEOUS BEACHES. 5 bedrooms, 2 bathrooms. Separate annex with a lot of potential. Roof terraces.

The approach to the property is via a typical Spanish street with parking on both sides of the street.

The front door opens into the reception room with space for seating and double opening doors leading to a sitting room. This room has ceiling lights, door to the side of the property leading to the garage and staircase to the 1st floor.

Continuing to the rear of the property we find double opening doors to the dining room. This room has ceiling lights, window to the side, fitted cupboards and door to the kitchen.

The kitchen is in need of refurbishment. Currently fitted with a range of base and wall units, sink, free standing cooker, window and door to the side of the property.

From the lounge stairs raise to the 1st floor.

Bedroom 1 is a spacious double with a free standing wardrobe, double bed and window.

Bedroom 2 is a single room with ceiling light and window.

Bedroom 3 is double with window to the front elevation and ceiling light.

Bedroom 4 is also double with a free standing wardrobe and window to the front elevation.

Study room/office. This internal room is currently used for storage but it has space to set a personal office or further accommodation. It has no window.

Family bathroom with w.c., vanity unit, bidet, bath with shower over and door to a small terrace.

On the 2nd floor there is a large room used as storage but with space to convert it into further accommodation, summer lounge, etc.

On this level there is a roof terrace with space for tables, chairs and sun loungers. Pretty mountain views and winter sun.

On the ground floor there is a garage with space for 1 or 2 cars.

At the rear of the property there is another double bedroom (Bedroom 5) with window.

Shower room with w.c., wash basin and walk in shower.

Double opening doors leading to the separate annex with a lot of potential. This is a very large room with a lot of space to be converted. It used to be part of a supermarket and it's ideal for someone looking to set up a business. It could be converted into an art studio, gymnasium, offices or separate accommodation subject to planning and permission.

Above this large room there is another room with windows used as storage and door to the terrace with room for entertaining.

If you are looking for a property to convert and with a lot of potential, don't look any further. 540 sqm build. Pego is a very popular town with all kind of shops, supermarkets, schools, sports centre, municipal pool, etc. Very well communicated with the bus service to the surrounding towns such as Denia or Oliva and easy access from Valencia and Alicante airports. Municipal swimming pool, sports centre, tennis club, schools and medical centre.

15 minutes' drive from the stunning beaches of Oliva and Denia.