



H2S3340

Villa in Jalon

235,000€

BUILT IN 2002. BUILD 123m². PLOT 681m²

EXCELLENT LOCATION. NOT ISOLATED. 1.8KM TO TOWN

LOCAL WALKING ROUTES. CYCLING ROUTES

BEACHES 20 MINUTES DRIVE. BUS ROUTE.

3 DOUBLE BEDROOMS. 2 BATHROOMS. LIGHT AND BRIGHT VILLA

PRIVATE SWIMMING POOL. PLENTY OF OUTSIDE ENTERTAINING AREAS

ROOM BENEATH VILLA IDEAL FOR A GAMES ROOM

NO WORK REQUIRED. FURNISHED AND WELL MAINTAINED

TOWN OF JALON WITH ALL AMENITIES. LOVELY TOWN

ANNUAL TAX APPROXIMATELY 120€. ALL SERVICES MAINS

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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.

Fabulous villa with 3 double bedrooms, 2 bathroom villa situated in a very sunny position overlooking the valley towards Jalon. Private pool, flat plot, double glazing, central heating, air conditioning and no work required. 1.8km to Jalon Town. Furnished.

The approach to the property has a pedestrian gate and a vehicular gate. Off road parking, enclosed boundaries and an array of indigenous shrubs and plants.

Canopied porch with light and double opening patio door leading to the sitting room.

Sitting room with 3 large opening windows overlooking the pool and gardens, open fireplace, air conditioning unit, radiators, 2 ceiling lights, open arch to the dining room and arch to the inner hall.

Dining room with full length glazed windows and double opening patio doors leading to the poolside and entertaining terrace, ceiling light and a very sunny position.

Kitchen with a range of base and wall units, single sink and drainer with mixer tap over, wall mounted boiler, fitted oven, hob and extractor, upright fridge freezer, window overlooking the front garden and parking, radiator, washing machine and ceiling lighting.

Bedroom 1 with a dressing area and double built in wardrobes with cupboards over, ensuite bathroom, bedroom with window and views to the mountains, air conditioning unit, 2nd set of double built in wardrobes, ceiling light and radiator.

En suite with a full-length bath and shower over, w.c, bidet, vanity unit with cupboards and drawers beneath, ceiling lighting, window with obscured glazing and a radiator.

Bedroom 2 with built in triple wardrobes and cupboards over, window with lovely views down the valley, ceiling light and radiator.

Bedroom 3 with built in double wardrobes and cupboards over, window overlooking the front garden, radiator and ceiling light.

Family shower room with walk in shower cubicle, obscure glazed window, w.c, vanity unit with cupboards and drawers beneath and lighting.

Outside the villa are very low maintenance gardens, enclosed, plenty of entertaining areas, sunbathing areas and the garden is south facing which has winter sunshine. Lighting and water, swimming pool with Roman steps and ladder steps in the deep end.

Additional room beneath the villa, has restricted head room on entering, but most people will be able to stand up in the room. Tiled flooring, window, would be a great games room.

This villa is a rare opportunity to buy a ready to move into property. Excellent walking routes and only 1.8km to town. The plot is flat and easy to maintain.