



H2S3411

Apartment in Jalon

175,000€

PENTHOUSE WITH 3 BEDROOMS, 2 BATHROOMS

MODERN BUILDING BUILT IN 2005. 153m²

SEPARATE OFFICE/BREAKFAST ROOM

STUNNING VIEW TO THE FRONT AND REAR OF THE BUILDING

SUNNY ROOF TERRACE TO THE FRONT IN THE MORNING, AFTERNOON REAR TERRACE

2 ROOF TERRACES AND ADDITIONAL TERRACE OFF SITTING ROOM

SITTING ROOM WITH PELLET BURNER AND DINING SPACE

UNDERGROUND GARAGE PARKING WITH A LIFT TO THE PENTHOUSE

HOT AND COLD AIR CONDITIONING VENTED WITH INVERTORS ON THE ROOF

LOCAL MUNICIPAL SWIMMING POOL, BEACHES 20 MINUTES DRIVE

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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.

Beautifully presented penthouse duplex apartment. On 2 levels with 2 very spacious private roof terraces and a spacious terrace off the sitting room. With plenty of outside entertaining spaces and very spacious living accommodation, this apartment has it all. 2 bedrooms on 1st floor and 3rd bedroom/studio on the top floor. Hot and cold air-conditioning, double glazing, pellet burner.

The approach to the apartment is via a communal hallway, with a wheelchair ramp and steps leading to the lift. Or via the underground car park straight into the lift to the 2nd floor. The communal areas are very clean and well maintained.

The entrance hall to the apartment has a telephone intercom for the communal door, cloaks cupboard for storage, lighting, doors off to the sitting room, kitchen, study room, guest shower room, bedroom 1, bedroom 2 and stairs to the roof terrace and bedroom 3/studio.

Sitting room with two sets of sliding patio doors leading to a very large terrace with plenty of room for seating and dining, the views through the archway are very pretty towards Llíber and the mountains. Also, with outside lighting this makes a lovely place to entertain during the hot summer evenings.

The sitting room has a pellet burning stove, electric wall radiators, ventilation for hot and cold air conditioning. The roof terrace has the invertors. Ceiling lighting and sliding door to the study room/breakfast room.

Study room/ breakfast room currently used as an office, this room has lighting, door to the kitchen, which is why I think this would make a useful breakfast room.

Kitchen with a range of base and wall units, space and plumbing for the washing machine, fitted oven, hob and extractor, lighting, single sink and drainer, space for upright fridge freezer, over counter lighting and drawers.

Guest shower room comprising walk in shower cubicle, w.c, wash basin, lighting and extractor.

Master bedroom is a generous size bedroom with views towards Jalon and the church in the distance, lighting, built in triple wardrobes and an arch to the dressing room with 3 more sets of built in wardrobes, lighting and a door to the: rear balcony with space for a small table and chairs, utility area, space and plumbing for washing machine (currently in the kitchen which I would change and put the dishwasher in the kitchen).

Ensuite bathroom with a full-length bath and shower over, w.c, bidet, wash basin, lighting and extractor.

Bedroom 2 is a very large bedroom with built in wardrobes, views to the rear overlooking Jalon and a picturesque view of the church and mountains. Wall mounted electric radiator and lighting.

Stairs leading to the studio/bedroom 3. This is a beautiful light room with sliding patio doors to terraces to either side. Space for bedroom furniture and entertaining.

The front terrace has the full morning sunshine including winter sun, the rear terrace has a conservatory and an additional terrace to the rear. The views are stunning, the local scenery is quite breath taking, mountains, the town, the local church, neighbouring town of Llíber.

Jalon the town has plenty of restaurants, coffee shops, tapas bars, supermarket, bakers, butchers, bodegas, vineyards, market on a Saturday, walking routes, cycling routes through the valley, municipal swimming pool and gymnasium.

The local beaches are 20 minutes to Calpe, 20 minutes to Benissa beaches or 30 minutes to Denia. So the location is perfect for those who love the countryside yet wish to be within 30 minutes' drive of the coast.