



H2S3416

Town house in La Sella Golf Resort

139,000€

INVESTMENT OPPORTUNITY. RENTAL LICENCE AND CURRENT RENTAL BOOKINGS

MODERN FURNISHED KITCHEN WITH SEPARATE UTILITY ROOM

ADDITIONAL STORE ROOM FOR FURNITURE, BICYCLES, BEACH GEAR

WALKING DISTANCE TO THE SHOP, RESTAURANTS, CHEMIST

DENIA BEACHES AND DENIA TOWN 10 MINUTE DRIVE

2 VERY SPACIOUS DOUBLE BEDROOMS. 2 MODERN SHOWER ROOMS

LOUNGE WITH BARRELLED CEILINGS AND PATIO DOORS TO TERRACES

BEAUTIFUL GARDENS WITH COMMUNAL SWIMMING POOL

WALKING DISTANCE TO TENNIS CLUB, HORSE RIDING AND A SHORT DRIVE TO GOLF COURSE  
ALICANTE AND VALENCIA AIRPORTS 1 HOUR DRIVE

EXCELLENT INVESTMENT. Townhouse with a modern kitchen, 2 modern shower rooms, lounge with views to the rear gardens, 2 double bedrooms, communal swimming pool, storage room, 3 seating and dining terraces, balcony off bedroom 1 with sea views. Walking distance to amenities. LICENCE FOR RENTALS.

The approach to the house has plenty of off-road parking and a spacious front patio with seating and lighting.

Reception hall with lighting, doors off to kitchen, downstairs shower room, stairs to the 1st floor and open arch to the lounge dining room.

Shower room with walk in shower cubicle, W.C, vanity unit with drawers beneath, window and lighting.

Lounge dining room with a wood burning stove, barrelled ceilings with exposed timber beams, wall lights, ceiling fan, window to the side and sliding patio doors to the rear naya.

Naya is covered with lovely views to the gardens, dining and entertaining space, lighting and steps lead to the patio and gardens. Patio with further seating, dining and entertaining space and the lawn gardens with sunbathing and entertaining space.

Kitchen with a range of base and wall units, granite worksurface, single sink with mixer tap over, window, upright fridge freezer, fitted oven, hob and extractor, ceiling lighting and door to utility room.

Utility room with window, scrub sink, space and plumbing for washing machine and dishwasher, lighting, hot water cylinder and wall units.

1st floor landing with lighting, wall mounted heater, useful store cupboard and doors off to:

Bedroom 1 is a generous size master bedroom, with built in double wardrobes with cupboards over, barrelled ceilings with exposed timber beams, ceiling light and fan, sliding patio doors leading to the private balcony.

Balcony has space for a table and chairs, a lovely place to enjoy the morning coffee or cup of tea, with sea views in the distance, garden views and mountain views to the side.

Bedroom 2 is another generous size bedroom with a window overlooking the communal pool and gardens, barrelled ceilings and exposed timber beams, built in double wardrobes with cupboards over and ceiling fan and light.

Shower room with a walk-in shower cubicle, vanity unit with drawers beneath, window, W.C, bidet, heated towel rail and lighting.

Outside as well as the private terraces there are plenty of communal gardens to explore, the communal swimming pool is a lovely place to relax, the pool is a good size for the keen swimmer, and the poolside gardens are perfect for the relaxing and enjoying.

Within walking distance is the local shop, 2 restaurants, chemist, horse riding centre, tennis club, pétanque courts and the golf course is a short drive away. Locally there are some fabulous walking, cycling and jogging routes, the local towns of Pedreguer, Denia and La Xara are within 10 minute drive. The beaches are just stunning and are all blue flag.

The Marina and Port of Denia are 20 minutes in the car away. The area has so much to explore and offer anyone wishing to have a holiday home or permanent home here.

The current owners are selling due to personal reasons, however there are existing holiday rental bookings which can be taken over by a mutual agreement.