



H2S3462

Apartment in La Sella Golf Resort

74,900€

1 DOUBLE/TWIN BEDROOM

OPEN PLAN LOUNGE DINING ROOM

KITCHEN AND SEPARATE UTILITY ROOM

HOT AND COLD AIR CONDITIONING UNIT

CHARACTER BARRELLED CEILINGS AND EXPOSED TIMBER BEAMS

FRONT TERRACE SOUTH FACING, VERY SUNNY

BEAUTIFUL COMMUNAL SWIMMING POOL WITH CASCADING WATERFALLS

RELAXING COMMUNAL GARDENS

WALKING DISTANCE TO TENNIS CLUB, HORSE RIDING, 2 RESTAURANTS, CHEMIST

ANNUAL IBI 180€. COMMUNAL CHARGES 350€ PAID TWICE A YEAR= TOTAL 700€

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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.

This 1 bedroom ground floor apartment is situated on Zarzas complex on La Sella urbanisation. A fabulous location for holidays, rest and relaxation with an amazing WOW factor cascading swimming pool. With a double bedroom, open plan lounge kitchen dining room, spacious utility ideal for bicycles or golf clubs, family bathroom and lovely sunny south facing front terrace.

The approach to the apartment is via beautiful communal gardens, with several entrances and plenty of parking around the complex. Various seating areas within the gardens and a short walk to the tennis club, supermarket, 2 restaurants and the chemist.

The front of the property has a communal terrace where you are able to put tables and chairs for entertaining and in front the lawn garden is ideal for sunbathing. The terrace at the front has a awning for shaded seating and dining.

The main door opens into the lounge dining room with a window to the front, exposed timber beams and barrelled ceilings. Breakfast bar to the kitchen.

Kitchen with a range of base and wall units, twin sink with mixer tap over, lighting, hob, extractor, fridge freezer window and door leading to the utility and store room.

The utility is very spacious and has the washing machine, utility sink and plenty of storage for bicycles, golf clubs etc.

The bedroom has a window to the side, built in double wardrobes and lighting.

Family bathroom with a full length bath and shower over, window, W.C, vanity unit with wash basin and storage beneath and wall mounted cabinet over.

An excellent opportunity to buy an apartment in one of the most desired locations on La Sella. Within walking distance to two restaurants, Armells and Giramondos, local supermarket, chemist, petanque courts, tennis club, horse riding centre and a short drive to the golf course and stunning blue flag beaches.

So much to do locally, walking routes, cycle routes and of course with the swimming pool which is a decent size swimming. The Buddhist centre offers yoga and meditation, the Albarda gardens have natural gardens and waterfalls and a few times during the year they have outdoor classical concerts in the orange grove. With Denia just a 10 minute drive away the beaches are stunning and some are lively and others very quiet. Local Marina and port with ferries going to Ibiza and the Balearic Islands.

Restaurants are plentiful, with food to cater for all diets and pockets. Locally Armells have a brassa, Giramondos have a variety and then you have in La Xara Vinos y Tapas an excellent quality restaurant at a good price. Local Taxi driver Miguel who lives on La Sella is also reasonable priced for those who do not wish to drive.