



H2S3466

Villa in La Sella Golf Resort

185,000€

MODERN DETACHED VILLA

3 DOUBLE BEDROOMS, 2 BATHROOMS

PRIVATE PLOT 400 SQM WITH LAWNED GARDEN

SPACIOUS OPEN PLAN LOUNGE DINING ROOM WITH FIREPLACE

LOCATED ON LA SELLA GOLF RESORT

WELL MAINTAINED URBANISATION WITH 24 HOURS SECURITY

COMMUNAL SWIMMING POOL

10-15 MINUTE DRIVE TO MAGNIFICENT BEACHES IN DENIA

MASTER BEDROOM WITH PRIVATE TERRACE AND EN SUITE

IBI ANNUAL 300€ BASURA ANNUAL 88€ COMMUNAL FEES 1500€ P.A

3 double bedroom, 2 bathroom detached villa located on La Sella Golf Resort, only 10 minutes away to Denia and its magnificent beaches. The property is on a private plot of 400 sqm with garden and a private drive. Good size open plan lounge dining room with fireplace, kitchen, 2 bedrooms on the ground floor, bathroom and master bedroom with private terrace and en suite on the 1st floor.

The approach to the property is via the private drive with space for a car, a few steps lead us to the main entrance, canopied porch with lighting. The main door opens in to a reception hall with lighting and staircase rising to the 1st floor.

Light and spacious open plan lounge dining room with an open fireplace, two double glazed windows to the side elevation and sliding doors to the naya.

The naya has plenty of space for entertaining, outdoor lighting and steps down to the drive.

Arch leading to the kitchen.

The kitchen is also light with window and door to driveway which is useful when coming with shopping. Fitted with a range of base and wall units, electric hob, extractor, oven, sink with mixer tap over and two windows with views of the Montgo Mountain, space and plumbing for a washing machine and dishwasher, space for an upright fridge freezer and lighting.

Bedroom 2 is a good size double with window to the side elevation, two sets of double built in wardrobes with cupboards over and ceiling lighting.

Family shower room with w.c, wash basin with mirror over, urinal, walk in shower, window and lighting.

Bedroom 3 is double with two double built in wardrobes with cupboards over, window to the side elevation and lighting.

1st floor master suite. This room is very light and airy, with built in wardrobes and two windows and patio doors out the sunny terrace.

En suite shower room with w.c, wash basin with mirror over, walk in shower and two windows.

The terrace is sunny and it has plenty of space for sunbathing.

## Outside

Lawned gardens and space for seating outside.

Lovely communal swimming pool and terrace with space for sun loungers.

Overall this property is ideal for holiday or permanent living, very good location in a well maintained urbanisation with 24 hours security only 10 minutes away from Denia and its superb beaches. Restaurant, shop, pharmacy and tennis club nearby.