



H2S3639

Town house in Pedreguer

138,000€

2 DOUBLE BEDROOMS. 2 BATHROOMS

2 GARAGES AND ACCESS FROM 2 ROADS

SPACIOUS AND VERY SUNNY ROOF TERRACE

VIEWS OVER THE MOUNTAINS

WALKING DISTANCE TO THE MAIN TOWN

EXCELLENT LOCATION AND FRIENDLY
NEIGHBOURS

BUILD 197M². IBI 380€ & BASURA 88€ PER YEAR

LOVELY WALKING ROUTES & CYCLE ROUTES

Situated on the outskirts of town with fabulous walking routes and of course in walking distance to the town amenities. With 2 bedrooms, 2 bathrooms, massive roof terrace with stunning views and an additional room which could be an additional bedroom or summer room. Two garages and entrances from two streets. A great house in a perfect location.

The approach to the house is down a typical Spanish street with the main town at the bottom and the beautiful countryside at the top. A canopied porch for pedestrian access and as previously stated access to the garages via two streets. The main access has an electric up and over door and access at the rear to the second garage. A perfect house for someone who has cars that need cover or if you need a workshop and a garage. A rare feature of a townhouse.

Reception hall with stairs to the 1st floor living accommodation and a door leading into the garage, which is great if you have shopping to carry into the house.

1st floor landing with stairs to the 2nd floor room and roof terrace and a door leading into the hallway and doors off to a useful store room and doors to the main living accommodation.

Sitting room with double opening glazed doors, two windows to the front elevation, ceiling lighting, radiators and television point.

Kitchen breakfast room with a range of base and wall units, double sink with mixer tap over, window, freestanding cooker, space for upright fridge freezer and lighting. The kitchen is dated yet is in very good condition and very clean. Door to a patio.

Patio with a covered skylight, hot water boiler and lighting.

Bedroom 1 is a super room, spacious and light with two windows to the front elevation, radiator and an ensuite.

Ensuite bathroom with a full-length bath and shower over, W.C, bidet, radiator, pedestal wash basin, wall mirror, lighting and a window to the front elevation.

Bedroom 2 is a double bedroom currently with a single bed and office furniture, window, radiator and window.

Guest bathroom with original Valencian tiled walls, full length bath with a shower over, radiator, W.C, bidet, pedestal wash basin with wall cabinet over, louvred window and lighting.

2nd floor has a very useful room, which would make further accommodation if required, fireplace, utility area, lighting, window and a door to the spacious roof terrace.

Roof terrace is one of the most spacious I have seen, with stunning views of the surrounding countryside, views towards Montgo and views to the mountain walking routes.