Villajoyosa, Calle Costera de la mar, 3 , 03570, +34 603 500 700 | Albir (Alfaz del pi), Boulevard los Musicos 6, Albir, 03581, +34 966 866 563

REF: # 12748 **ORIHUELA COSTA (VILLAMARTIN RIOJA)**

INFO

PRICE:	299.900 €
PROPERTY TYPE:	Villa
CITY:	Orihuela Costa (Villamartin Rioja)
BEDROOMS:	2
Bathrooms:	2
Build (m2):	123
Plot (m2):	282
Terrace (m2):	40
Year:	1998
Floor:	-
Old price	-

DESCRIPTION

This charming 123m2 detached Villa built on a plot of 282m2 is located in Rioja VILLAMARTIN AREA within walking distance to the local commercial centre Rioja, la Fuente and Los Dolses with plenty of amenities including a supermarket! This impressive villa offers everything you need to enjoy a comfortable and relaxed life; 2 bedrooms, 2 bathrooms, large spacious living-dining room filled with natural light thanks to its large windows and it is possible to convert part of this area to accommodate a 3 bedroom. There is a lovely modern kitchen equipped with new appliances. The master bedroom, located on the second floor, includes an en-suite bathroom and offers breathtaking sea views. In addition, you can enjoy a large south-facing terrace, perfect for sunbathing or enjoying an outdoor dinner. The urbanization offers a communal pool, but you also have the option of building your own private pool on the plot. With a privileged location near the Villamartín golf club, this villa is perfect for golf lovers and those seeking tranquillity. It includes

air-conditioning and a practical storage room with a washing machine, built-in wardrobes, and a garage space. The property is a short walk from the commercial centers Rioja, Los Dolses and La Fuente and also within walking distance to Villamartin Plaza and Golf. Villamartín offers a wide range of services. For over 40 years it has been a golf tourist attraction and as it is expected from a residential complex of this standard all services are fully developed. The area is also known to have one of the healthiest climates in the world and is very close to “La Zenia Boulevard” the largest shopping centre in the province of Alicante with over 150 shops! Villamartin was built around one of the most prestigious golf courses on the Costa Blanca, Villamartín Golf Club, it is home to a Cosmopolitan and International community. Just a short distance away you can find 3 other golf courses; Campoamor, Las Ramblas, Las Colinas and the sandy beaches of Orihuela costa! The nearest Airports are Alicante and Murcia Corvera, both approximately 50 minutes away. Don’t miss the opportunity to live in this oasis of comfort and style. Come visit and fall in love!”

ENERGETIC CERTIFIED

STYLE

- Modern
- Mediterranean

VIEWS

- Panoramic views

AIRCONDITIONING

- Livingroom

DISTANCE TO :

Beach : 4 Km

Airport: 50 Km

Town center : 1 Km

ORIENTATION

South west

PARKING

Garage no Cars : 1

Parking no Cars: 1

TAX

Community : 1.050 €

MAIN LIVING AREA

- Storage
- Bathroom en-suite

FLOARING

- Marble floors

KITCHEN

- Closed kitchen
- Equipped kitchen
- Granite countertop

GARDEN AND TERRACES

- Open terrace
- Palm trees
- Landscaped
- Fenced
- Stone walls
- Private garden
- Communal Garden

HEATING

- Fireplace wood

EXTRA

- Built in wardrobes
- Reinforced door
- Double glazed windows
- Storage room

ENERGETIC CERTIFIED

"OUR EXPERIENCE IS YOUR GUARANTEE"