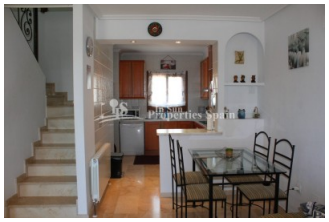
Villajoyosa, Calle Costera de la mar, 3 , 03570, +34 603 500 700 | Albir (Alfaz del pi), Boulevard los Musicos 6, Albir, 03581, +34 966 866 563

REF: # 9137 **ORIHUELA COSTA (VILLAMARTIN PAU-8)**



INFO

PRICE:	149.000 €
PROPERTY TYPE:	Townhouse
CITY:	Orihuela Costa (Villamartin Pau-8)
BEDROOMS:	2
Bathrooms:	2
Build (m2):	87
Plot (m2):	-
Terrace (m2):	35
Year:	2005
Floor:	-
Old price	-



DESCRIPTION

A stunning duplex model "Sofia" south/west/north facing located in the popular residential area PAU-8 VILLAMARTIN and within walking distance of Villamartin Plaza and all its amenities. The 87.47m2 property is sold fully furnished, distributed with an open plan lounge with fireplace (wood burner), dining area and modern fully equipped open plan American kitchen. In addition there is a toilet on the ground floor. Stairs lead upstairs where you have two large bedrooms and a bathroom plus a balcony of 5.32 m2 . Another internal staircase leads up to the 20,73 m2 roof terrace. On the ground floor you also have a 9.45 m2 terrace plus 38m2 private garden which overlooks the green communal park areas and palm trees within the complex. At the rear of the property you have ample space to sunbath, dine or entertain visitors. It also offers direct access to the large communal swimming pool and parking area. The gated community has lovely green areas and offers the perfect place to mix with your neighbours of all nationalities. Pau-8 is the perfect location

to live or holiday. It is just a 10 minute walk from the bustling centre of Villamartin which offers a wide range of services. For over 40 years, Villamartin well known for its golf resort and over the years the services and attractions have improved greatly meaning that now the area offers something for everyone! The area is also known to have one of the healthiest climates in the world due to the salt lakes. Villamartin is very close to the well renowned International school El Limonar and the newest shopping centre in our area and also the largest one in the Alicante region Zenia Boulevard. At over 160,000m2 It offers more than 150 shops and services including a hypermarket (Alcampo), Leroy Merlin, Primark, Swarovski, Decathlon, Massimo Dutti, Zara, Stradivarius and much more. There are many commercial centres including the well know Villamartin Plaza and La Fuente Centre along with many restaurants, fashion shops, supermarkets, banks, pharmacies etc. Villamartin was built round 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 4 other golf courses such as Las Ramblas, Campoamor, La Finca and Las Colinas. However, it is not only a golfers paradise, you can also find a large range of activities and entertainment for all the family; water parks in Torrevieja and Ciudad Quesada, 3km from some of the best crystal clear beaches in the Orihuela Costa region, open weekly markets, theaters, cinemas etc. Villamartín is approximately 45 minutes from Alicante International and Murcia Corvera airport. By Train there are connections Madrid-Alicante (2:30 h) AVE Madrid-Murcia & Barcelona-Alicante (4.5 h)

ENERGETIC CERTIFIED

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STYLE

- Mediterranean

VIEWS

- Panoramic views

AIRCONDITIONING

- Livingroom
- Bedrooms

DISTANCE TO :

Beach : 4 Km

Airport: 50 Km

Town center : 5 Km

ORIENTATION

South East West

FURNITURE

- Furnished

PARKING

Parking no Cars: 1

TAX

Community : 540 €

I.B.I : 252 €

MAIN LIVING AREA

- Storage

FLOARING

- Marble floors

KITCHEN

- Open kitchen
- Equipped kitchen

GARDEN AND TERRACES

- Covered terrace
- Open terrace
- Palm trees
- Landscaped
- Fenced
- Electric gate
- Private garden
- Communal Garden

HEATING

- Central gas heating
- Radiators
- Fireplace wood
- Community gas

EXTRA

- Built in wardrobes
- Alarm
- Reinforced door
- Double glazed windows
- Satellite TV
- Storage room
- Internet

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"OUR EXPERIENCE IS YOUR GUARANTEE"