



REF: # 11972

SAN MIGUEL DE SALINAS



INFO	
PRICE:	270.000 €
PROPERTY TYPE:	Villa (Semi detached)
CITY:	San Miguel de Salinas
BEDROOMS:	4
Bathrooms:	3
Build (m2):	156
Plot (m2):	255
Terrace (m2):	-
Year:	-
Floor:	-
Old price	-



DESCRIPTION

This immaculate GERMAN STANDARD fully furnished semi-detached corner House, 4 bedrooms, 3 bathrooms in the sought after area of BLUE LAGOON - LAS FILIPINAS has all manner of amenities within walking distance. On entering the property you will find a paved low maintenance garden area that wraps around the house with a beautiful pool, outside shower, toilet and BBQ. The garden is very spacious allowing plenty of room for sunbathing and outside dining. The house is distributed over two levels, on the ground floor is the entrance to a self-contained apartment, furnished to a very high standard throughout and consisting of an open plan lounge/dining area with fireplace, a fully equipped open American style Kitchen, 2 double-sized bedrooms with fitted wardrobes and a bathroom. On the second floor you have an open plan lounge / dining area with a separate fully equipped closed American style kitchen, 2 double-sized bedrooms, one with ensuite bathroom and a fabulous covered roof terrace with panoramic views over the community and sea! The property further benefits from air-conditioning hot/cold

throughout, alarm system, double glazing, heated bathroom floors, storage / utility room, internet and mosquito nets. Within walking distance you have an abundance of amenities including; shops, bars, restaurants, local swimming pool, mini golf and bus stop. There are the popular commercial centres La Fuente and Villamartin Plaza, within easy reach by car as are 4 championship golf courses including Campoamor, Las Ramblas, Villamartin and Las Colinas, plus the Zenia Boulevard shopping centre with 150 shops, along with the wonderful blue flag, sandy crystal-clear beaches, synonymous with the Orihuela Costa! At such a high standard throughout and "READY TO MOVE IN" this property is a real gem, with the additional advantage of a wonderful separate fully contained apartment this property will not be on the market for long! Only 45 mins drive from Alicante and Murcia Airports.

ENERGETIC CERTIFIED



STYLE

- Mediterranean

VIEWS

- Panoramic views

AIRCONDITIONING

- Central airconditioning

DISTANCE TO :

Beach : 4 Km

Airport: 50 Km

Town center : 1 Km

ORIENTATION

South East West

FURNITURE

- Furnished

PARKING

Parking no Cars: 1

MAIN LIVING AREA

- Storage
- Bathroom en-suite

FLOORING

- Tile floors

KITCHEN

- Open kitchen
- Equipped kitchen

GARDEN AND TERRACES

- Covered terrace
- Open terrace
- Exterior lights
- Fenced
- Stone walls
- BBQ/grill
- Private garden

HEATING

- Radiators
- Fireplace electric

EXTRA

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



























"OUR EXPERIENCE IS YOUR GUARANTEE"