















## 2 soveværelse Byhus til salg i Orihuela Costa, Alicante

149.000€



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 87.47m<sup>2</sup> 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 m<sup>2</sup>. Another internal staircase leads up to the 20,73 m<sup>2</sup> roof terrace. On the ground floor you also have a 9.45 m<sup>2</sup> terrace plus 38m<sup>2</sup> 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 160,000m<sup>2</sup> 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, Campeonar, La Finca and Las Colinas. However, it is not only a golfers paradise, you can also find a large range of

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|  2 soveværelser     |  2 badeværelser   |  87m <sup>2</sup> Byg størrelse |
|  Panoramic views    |  Garden           |  Gated complex                  |
|  Covered terrace    |  Terrace          |  Communal pool                  |
|  Landscaped gardens |  Electric gate    |  Parking                        |
|  Near beach         |  Close to airport |  |