



## 4 soverom Leilighet til salgs i Guardamar del Segura, Alicante

295.000€

Nestled in the vibrant heart of Guardamar del Segura, this property offers an unparalleled opportunity to experience the best of coastal living. Guardamar is renowned for its stunning beaches, picturesque pine forest, and a strategic location just a short drive from Alicante city and its international airport, making it a prime destination for relaxation and convenience.

Spanning 124 m<sup>2</sup> of constructed space, this exceptional apartment also features a 10 m<sup>2</sup> covered terrace and an expansive private rooftop terrace of approximately 80 m<sup>2</sup>. Currently configured with three bedrooms and two bathrooms, the layout includes a bright living room with an open kitchen and a separate lounge area, which can be easily transformed into a fourth bedroom or combined with the adjacent bedroom to create a luxurious master suite. Designed on a single level, this unique property occupies the entire fifth floor of the building, offering unmatched privacy.

With all windows facing outward and each room opening onto a long wraparound balcony, the apartment boasts unobstructed, lifetime-guaranteed views, including glimpses of the sea. Positioned just 600 meters from the beach on the main street of town, its east, south, and west orientation ensures abundant natural light throughout the day. The airy living room, complete with a functioning fireplace, enhances the cozy yet spacious ambiance.

The property offers ample storage both within and outside the apartment, and low communal costs add to its appeal. Although some renovation is needed, this rare find is situated in a building that stands out in Guardamar, where five-story constructions are no longer permitted, securing its light and views for the future.

Convenience is a cornerstone of this property, with a large free parking area next to the building, all essential

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|-----------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------|
|  4 soverom        |  2 bad    |  124m <sup>2</sup> Bygg størrelse |
|  Balcony          |  Solarium |  Veranda                          |
|  Indoor fireplace |  Barbeque |  Kitchen appliances               |
|  Elevator         |  Storage  |  Fully furnished                  |