














## 2 bedroom Townhouse for sale in Pozo del Esparto, Almería

258,500€



POZO DEL ESPARTO, CUEVAS DEL ALMAZORA, ALMERIA Very first line of the Mediterranean Sea luxury bungalow high quality and best standards. With a huge 85m<sup>2</sup> terrace on the beach, two bedrooms, a patio y allocated parking. Imagine it is morning and once you wake up, you see the breath taking panoramic of the Mediterranean Sea through the window of your bedroom. Then, you get into your living room, make a cup of coffee or tea and you still enjoying that incredible panoramic. Not only that, you go through the glass door of the living room towards the 85m<sup>2</sup> terrace on the beach, you have a sit and enjoy your drink. To the left there is the communal Infinity Pool the where you can have a swim or if you prefer you can have it in the sea or both of them. You choose. The living-dining space with sea views integrated with the fully furnished kitchen in white with Silestone worktop and appliances included (fridge, induction hob, extractor fan, oven, microwave and integrated dishwasher). In each one of the two bedrooms there is a built-in lined wardrobes with drawer units lacquered in white. Two complete bathrooms (one is in suite), electric underfloor heating in both of them, shower screen included in matt or transparent glass and tiles of your choice. In the main terrace, there is a summer kitchen with three modules and granite worktop, electrical and plumbing installations for washing machine and mini-fridge (these appliances are not included), power sockets and TV points, outdoor shower with cold water. The floor of the house in stoneware can be chosen. The blinds are aluminum, the lights are and are motorized. Both the patio and the terrace have water points. There are TV and telephone sockets in all rooms. Pre-installation of ducted air conditioning and p.re-installation of electric vehicle charging point next to the parking space. 5 minutes away is San Juan de Los Terrenos where there are supermarkets, restaurants, bazaars, banks, medical center, tobacconist, weekly local market and you cannot miss the summer fair and the wonderful Castle of San Juan de los Terreros . The beautiful City of Águilas is 10 minutes away, where you have a wide range of wonderful restaurants, bars, a shopping center, a cinema and all kinds of services. Águilas is known for its great Carnival festivities, heritage of a past full of legends, stories and characters and with an immovable patrimony such as the Castle of San Juan de Águilas, the towers of Chuecos and Tébar, the Church of San José, the Town Hall

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|-----------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------|
|  2 bedrooms                         |  2 bathrooms     |  75m <sup>2</sup> Build size      |
|  Swimming Pool                      |  Amueblado: No   |  Ascensor: No                     |
|  Zonas Verdes: No                   |  Calefacción: No |  Aire Acondicionado: Preinstalado |
|  Garajes: No                        |  Portero: No     |  N° Terrazas: 2                   |
|  Tamaño Terrazas: 85 m2 de terraza, |                                                                                                     |                                                                                                                        |