



## 2 bedroom Apartment for sale in Xeresa, Valencia

235,000€

Brand new apartments situated in the town of Xeresa, Valencia only 30 minutes away from the centre of Valencia and 70 km from the airport, next to the AP7 motorway. On the slope of the natural park of Monduver, in a natural environment, where you can enjoy stunning views towards the beaches of Gandía and Xeraco.

The property boasts a spacious living/dining area, an open plan kitchen, utility room, two bedrooms with fitted wardrobes, two bathrooms, very large terraces with sea views, underground parking space and storage room.

Only 5km to the sandy beaches of Gandía, it is worth mentioning the Ahuir beach, which is almost 2 kilometres long and 70 metres wide, where the dunes of the municipality are located, with golden sand, a secluded and protected beach, with rescue and surveillance equipment, blue flag status, as well as access walkways and parking. A beautiful beach of the highest level.

This is a full blown resort, with facilities that are beyond anything normally available to home owners in such places. Every apartment looks out to the sea no matter where you decide to buy.

The swimming pool complex is impressive in its size and quality with lifts down to it from every part of the complex. Tropical beach style, water jets and slides and full disabled access. Changing rooms, showers, sunbeds and waterfall make it your corner of paradise.

Next to all of this your very own gym/social club with fitness classes, café and modern equipment. Plus after all of that there is a green zone with a kids area, outdoor gym and beautiful gardens to enjoy.

Regarding the environment, we find 3 large golf resorts nearby: Oliva Nova Golf, located 34 minutes away by car, La Galiana Golf which is 24 minutes by car and El Saler Golf approximately 50 minutes by car from the residential

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|-----------------------------|-------------------|-----------------------------|
| 2 bedrooms                  | 2 bathrooms       | 80m <sup>2</sup> Build size |
| 105m <sup>2</sup> Plot size | Swimming Pool     | Modern                      |
| Near beach                  | Near town         | Near city                   |
| Near airport                | Near golf         | Sea views                   |
| Mountain views              | Countryside views | Air conditioning            |
| Superfast Fiber Internet    | Garage            | Off road parking            |
| Lift                        | Disabled Access   | Gymnasium                   |