





















## 2 bedroom Townhouse for sale in Rafol de Almunia, Alicante

260,000€

New Build Townhouses in Ráfol de Almunia – Nature, Comfort, and Modern Design  
**Charming Homes in a Peaceful Natural Setting**  
 Located in the tranquil urbanization of La Almunia in the surroundings of Ráfol de Almunia, this new development offers beautifully designed townhouses and semi-detached villas surrounded by nature. Just 6 km from the nearest beaches and only 2 km from the village center, this residential area provides the perfect balance between rural peace and easy access to the Costa Blanca's best amenities. Ráfol de Almunia is a picturesque town in the Marina Alta region of Alicante, known for its serene landscapes, orange groves, and mountain views. It is ideal for those seeking a quiet, family-friendly environment with a Mediterranean lifestyle.  
**Modern Townhouses with Spacious Layouts**  
 Each property features: Two bedrooms, two bathrooms and a guest toilet. A semi-basement with bathroom, laundry area, and parking space for two vehicles. A ground floor with living-dining area, guest toilet, and two terraces – front terrace with built-in barbecue and rear terrace overlooking the communal pool. An upper floor with two bedrooms, one bathroom, and access to a terrace with open rural views. The homes are delivered with modern finishes, high-quality materials, and fully equipped kitchens. Buyers also have customization options to suit their preferences.  
**Exclusive Resort-Style Community Amenities**  
 This residential development is designed to enhance your quality of life with a wide range of communal services: Beach-style swimming pool with sun loungers and umbrellas. Landscaped gardens with fruit trees, relaxation areas, and picnic spots. Children's playground with swings and slides. Paddle court and petanque court. Outdoor bathrooms for communal use. Controlled access and internal roadway with single-lane circulation. CCTV surveillance in common areas for added security.  
**High-End Features and Sustainable Technology**  
 All homes include: Five solar panels with inverter for direct energy production. Premium lacquered aluminum exterior carpentry with thermal break. Motorized blinds in bedrooms. Double-glazed safety windows with argon gas insulation. Automated sectional garage door. Siemens kitchen appliances included. Aerothermal water heating system. Full ducted air conditioning (hot and cold). Heated towel rails in bathrooms. Interior alarm system. Pre-finished semi-basement with bathroom, laundry furniture, and ceramic flooring. Distances to Key Points of

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|--|---|--|
|  2 bedrooms                              |  2 bathrooms                   |  147m <sup>2</sup> Build size         |
|  63m <sup>2</sup> Plot size              |  Swimming Pool                 |  WC: 1                                |
|  Double Bedrooms: 2                      |  Under-Build / Basement        |  Air Conditioning: Yes, Pre-Installed |
|  Location: Rural, Mountain, Urbanisation |  Useable Build Space: 117 Msq. |  Near Schools                         |
|  Parking - Space                         |  Beach: 6000 Meters            |  BBQ                                  |
|  garden                                  |  Number of Parking Spaces: 1   |  Terrace: 27 Msq.                     |
|  |  Gated                         |  Communal Pool                        |



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