



## 4 bedroom Duplex for sale in Cabo Roig, Alicante

330,000€



Beautifully refurbished south-facing duplex townhouse located on a residential cul-de-sac in Cabo Roig, within walking distance of the sea. This spacious property has a floor area of approximately 100 m<sup>2</sup> and a private garden of approximately 50 m<sup>2</sup> with a barbecue and oven, ideal for enjoying the outdoors all year round. It is part of a gated community with parking spaces and landscaped areas. One of its most interesting features is its layout on two floors with separate entrances and spaces that allow them to be used independently. By adding a kitchen on the upper floor, it could easily be converted into two separate homes, making it a very attractive investment option: rent out one part and use the other for living or holidays. It has a total of 4 bedrooms and 3 bathrooms. Layout: Ground floor: kitchen open to a spacious living-dining room with built-in cupboard and storage room, 1 bedroom and 1 full bathroom with shower. Upper floor: glazed terrace with glass curtains and unobstructed views, living-dining room with fireplace and air conditioning, 3 double bedrooms with fitted wardrobes and 2 full bathrooms with shower. Although the community does not have a swimming pool, there is a swimming pool a few metres away which can be accessed by subscription. A versatile, bright, spacious and well-located property, ideal as an investment, a permanent residence or to enjoy your holidays by the sea.

-  4 bedrooms
-  50m<sup>2</sup> Plot size
-  Parking

-  3 bathrooms
-  Double Bedrooms: 2
-  Storeroom

-  100m<sup>2</sup> Build size
-  Garden
-  Terrace