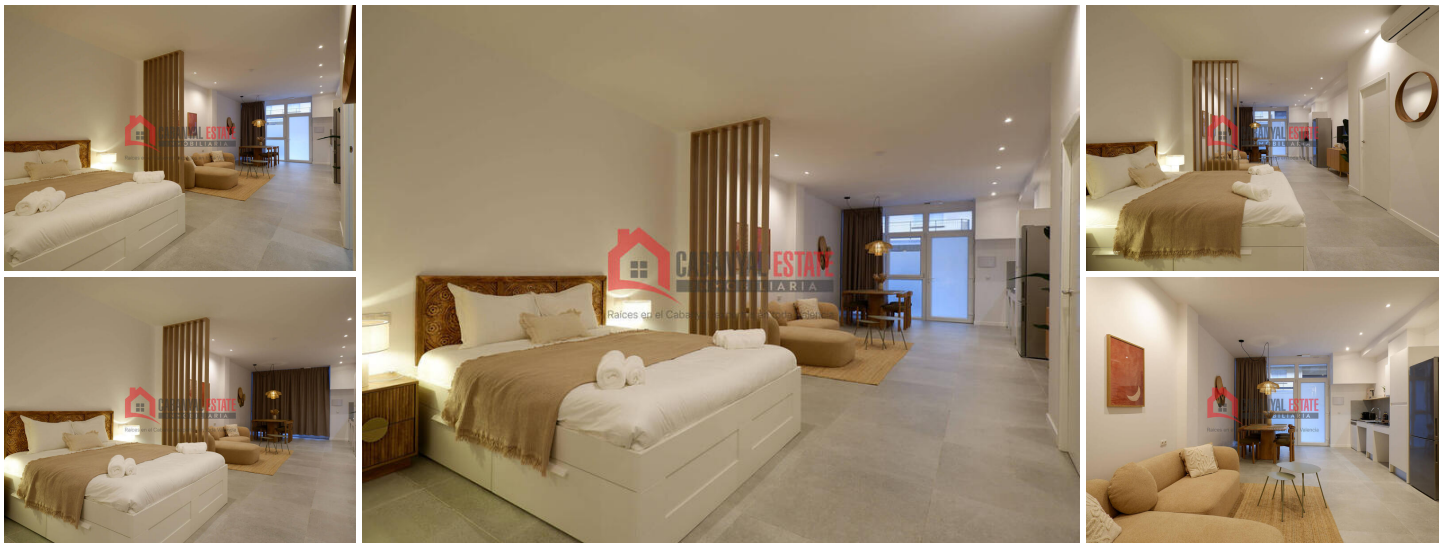


2 bedroom Apartment for sale in Valencia, Valencia

269,000€



Cabanyal Estate is proud to present this exceptional ground floor apartment of 94 m², located on the quiet Calle Santander, in the heart of the dynamic and established district of Patraix.

This property has undergone a high-quality complete renovation finished between 2025 and 2026, combining maximum modern comfort with unparalleled investment versatility. Designed with accessibility in mind, the home has its own direct access from the street and is fully adapted for people with reduced mobility.

The interior layout offers a spacious open-plan area that integrates the living room, dining area, and a fully equipped designer kitchen. The sleeping area is generously distributed: an elegant double bed zone integrated into the main space, plus two additional private bedrooms (one with a double bed and the other with two single beds). The property is completed with a modern bathroom and a practical storage room with a laundry area.

Premium equipment and climate control:

















Thermal comfort: Three independent air conditioning units (in living room and both bedrooms) and an advanced mechanical ventilation system that ensures an optimal environment all year round. **Efficiency:** Double-glazed windows for perfect thermal and acoustic insulation. **Fully equipped:** Sold 100% furnished and ready to move in, including all appliances (fridge-freezer, dishwasher, microwave) and complete kitchenware (dishes, coffee maker, etc.). **Investment Opportunity:** The property is currently in the process of changing its primary use to tourist accommodation. The tourist license is transferable to the new owner once registered in their name.

Located just a few steps from Patraix Metro station and surrounded by all necessary services —supermarkets, pharmacies, and hospitals— this is a unique opportunity to acquire an "operational-ready" asset in a high-demand area.

Price: €269,000

Contact Cabanyal Estate today to schedule a private viewing.

We speak Spanish, English, and Dutch

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|--|---|--|
|  View Virtual Tour |  View Video Tour |  2 bedrooms |
|  1 bathroom |  94m ² Build size |  air conditioning split |
|  heating split |  furnished |  satellite tv |
|  satellite tv |  storage room |  double glazing |
|  security door |  exterior |  good communications |
|  construction year: 1965 | | |