

## 3 sovrum Villa till salu i Chiclana de la Frontera, Cádiz

**178.500€**



Immaculate 3 bed, 2 bath villa with private pool and gardens only 15 minutes drive from La Barrosa Beach

Casa Emilio is a fabulous, beautifully maintained villa set in a quiet cul-de-sac in the peaceful area of El Marquesado. Shops, restaurants and bars are all close-by and regular bus routes make it easy to reach the nearby town centre of Chiclana. The award winning beach of La Barrosa is just a short car-journey away!


The property itself is light and very spacious with a unique design and floor plan making the most of space both inside and out. A brief description is as follows:-

Entrance via electric gates into the paved parking area sufficient for at least 3 cars. The main entrance into the villa itself is via the lovely covered terrace to the front of the property with space for dining or outdoor furniture and overlooks the low-maintenance garden decorated with various fruit trees and native flowering shrubs.


The door leads into the main hallway running through the property. To the left is the 2nd double bedroom with walk-in wardrobe and window overlooking the front garden. Continuing through you reach the large master bedroom with fitted wardrobes and walk-through en-suite bathroom with corner bath, shower-over, basin and WC. The master bedroom also benefits from full hot/cold air-conditioning. Continuing through the hallway leads to the 3rd double bedroom with fitted wardrobes and family shower room with shower, basin and WC.


To the left at the end of the hallway is the modern fitted kitchen with fitted solid wood eye-level and base units, granite worktops, integrated appliances and open pass-through large window to the dining room. There is also a door from the kitchen giving access to the side garden currently laid out as a kitchen garden.

 3 sovrum

 1.000m<sup>2</sup> Tomtstorlek

 2 badrum

 Simbassäng

 130m<sup>2</sup> Bygg storlek