

## 2 sovrum Lägenhet till salu i Denia, Alicante

320.000€

Live the Mediterranean lifestyle in this elegant and modern apartment in Dénia, one of the most charming towns on the Costa Blanca. A bright home with an excellent south orientation, offering natural light all day long. The property stands out for its excellent layout, functional and well-balanced. It features 2 bedrooms, 2 bathrooms (one en-suite), built-in wardrobes, a semi-open kitchen, and a living room with access to the terrace, where you can relax while enjoying beautiful views of the Montgó. It includes ducted air conditioning, aerothermal system, lift, underground parking space and storage room, adding practicality and comfort. The residential complex includes a children's playground, social club, two swimming pools, children's pool, and a gym, creating a community designed for well-being and family enjoyment. The location is unbeatable: just steps from Dénia's historic centre, the Castle, shops, restaurants, the Marina, and some of the best beaches such as Les Marines and the crystal-clear rocky coves of Las Rotas. Dénia is synonymous with culture, gastronomy and nature. Wander through its traditional streets, visit the local market or enjoy its UNESCO-recognised cuisine, with dishes like suquet de peix or arròs a banda. The iconic Montgó Natural Park offers hiking trails and breathtaking viewpoints. Perfect both as a permanent home and as a high-return investment, thanks to its location in a consolidated tourist destination. The property also has a valid tourist licence. Contact us for more information or to schedule a visit. Your new home in Dénia is waiting for you!

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|---------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------|
|  2 sovrum       |  2 badrum        |  80m <sup>2</sup> Bygg storlek |
|  Simbassäng     |  Garden          |  Air Conditioning              |
|  Terrace        |  Furnished       |  Lift                          |
|  Mountain views |  Balcony         |  Heating                       |
|  Gym            |  Storeroom       |  Community Pool                |
|  Video Intercom |  Amazing views   |  Double Glazed                 |
|  Playground     |  Tourist licence |  Perfect condition             |
|  Aerothermal    |                                                                                                     |                                                                                                                     |