

reference: 528-PS-2947

property type: penthouse duplex

sale/rent: for sale

price: 190.000 €

condition: Buen estado



address:

Nº: floor: 4

town: Roquetas de Mar

province: Almería

postal code: 4740

zone: Urb Playa Serena Sur



<b>sqm built:</b>	77	<b>elevator:</b>	yes	<b>floor:</b>	porcellaneous
<b>living area:</b>	0	<b>swimming pool:</b>	yes	<b>air conditioner:</b>	
<b>plot sq.meters:</b>	0	<b>garages:</b>	1	<b>hot water:</b>	
<b>sqm terrace:</b>	96	<b>terraces:</b>	2	<b>fuel:</b>	
<b>bedrooms:</b>	2	<b>storage room:</b>	no	<b>orientation:</b>	south
<b>bathrooms:</b>	1	<b>garden:</b>	no	<b>antiquity:</b>	
<b>toilets:</b>	1	<b>courtyard:</b>	no	<b>outward/inward:</b>	
<b>cupboards:</b>	2	<b>furnished:</b>	yes	<b>community fees/month:</b>	0

**description:**

Pelicano Golf Beach is one of the most exclusive developments within the resort of Roquetas de Mar. Located on the Playa Serena golf course with views to the front of the golf course, club house and the Mediterranean sea and views to the rear overlooking the nature reserve, salt lakes and mountains of the Sierra Nevada.

We offer a south facing PENTHOUSE apartment with a constructed area of around 77.46m<sup>2</sup> + a total terrace area of 96.10m<sup>2</sup>, comprising of entrance hall, full fitted kitchen, laundry area, 2 spacious double bedrooms with built in wardrobes, family sized bathroom, separate toilet, large lounge leading to the terrace with access to the huge private roof terrace of 72.75m<sup>2</sup> overlooking the golf course.

The Energy Rate is ordered and it had got a monthly community fee of 50€ and annual local tax of more less 400€. Also with air conditioning/heating, marble floors, entrance door with security lock, double glazed windows, TV- and telephone connection in bedrooms, lounge and kitchen, communal Sat-TV, communal green areas with swimming pool, ...

Including private parking space in the basement.

Price plus taxes according to law.