

Reference: **601-PS-3028**
 Property type: Chalet Independiente
 Sale/rent: For sale
 Price: **565.000 €**
 Condition: Good condition



Town: Roquetas de Mar
 Province: Almería
 Postal code: 4740
 Zone: Urb Roquetas de Mar



Sqm built: 204	Floor: stoneware	Garages: 1
Hot water: centralized	Sqm terrace: 20	Terraces: 2
Fuel: propane	Bedrooms: 4	Bathrooms: 2
Toilets: 1	Cupboards: 3	

Description:

Well maintained Villa in the Roquetas de Mar Urbanization

We present this exceptional villa in a privileged location at the end of a quiet cul-de-sac, with a large adjoining green area that provides direct access to the promenade, the beach and the Mediterranean Sea, just 500m away. This property offers a comfortable lifestyle on a plot of 800 m² with a construction of 204 m².

It is worth highlighting its strategic location in a cul-de-sac and its proximity to an extensive green area that leads directly to the beach, providing a unique and exclusive environment. IBI expenses are €1,461.34 per year and the annual garbage collection fee is €214.17.

With a sloping roof, the stoneware floors and the aluminum exterior carpentry with double glazing guarantee durability and energy efficiency. It has air conditioning throughout the house and central gas heating system.

All rooms are exterior and each of the bedrooms has built-in wardrobes and the design includes an office/4th bedroom for greater versatility, with two bathrooms, one of them en-suite.

The outdoor spaces are very well maintained with an 11x5m private swimming pool runned on salt water, garden with trees, carefully maintained and permanently inhabited by the current owners. With a garage inside the property, entrance hall that leads to the spacious living-dining room with indirect light from the ceiling, With a Siematic kitchen,. The house is sold with an equipped Siematic kitchen, ready to satisfy the culinary needs of your home. Utility room next to the pool and an extra toilet.

It is an opportunity for comfort and an unbeatable location. Contact us for more information and to schedule a visit.
