



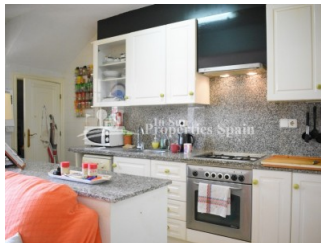
REF: # 7211

ORIHUELA COSTA (LAS RAMBLAS GOLF )



#### INFO

PRICE:	180.000 €
PROPERTY TYPE:	Townhouse
LOCATION:	Orihuela Costa (Las Ramblas Golf )
BEDROOMS:	3
BATHROOMS:	3
BUILD:	130 (m2)
PLOT:	165 (m2)
TERRACE:	-
YEAR:	2002
FLOOR:	-
OLD PRICE	-



## DESCRIPTION

A beautiful Townhouse located on the beautiful golf complex LAS RAMBLAS . The property is split over 2 levels. On the ground floor you find 2 bedrooms & 2 bathrooms and a fabulous fully fitted open plan kitchen/living room with gas fireplace. The master bedroom has a fabulous en-suite shower room and you have access to the back patio which is shaded by gazebo. There is a good sized 2nd bedroom and family bathroom. You have a low maintenance garden to the front of the house and there is a large front terrace (approx 20m2) with gas BBQ, shaded by awnings for the long hot summer days, summer kitchenette and outdoor dining area, overlooking the beautiful communal garden. There is also a cellar/storage room. There is access to a fabulous Communal pool just behind the house and can be accessed through back garden/patio. There is an exterior staircase from front terrace which leads to the 1st floor with another large terrace/roof garden where the sitting area is shaded by a canopy. Here you have access to the office and very large 3rd bedroom/ sun room (guest accommodation) overlooking the communal pool. The 1st floor can be easily converted into very comfortable and totally independent guest apartment. Qualities include; main gas, sky tv - satellite system connected, land telephone line with fibre optic internet, AC hot & cold, alarm and dedicated parking. Located on Las Ramblas golf complex with many amenities and services within 3km, some in walking distance (like the commercial centre La Fuente). The Beach and marina are within 3km, Alicante airport within 55km, Murcia/Corvera airport within 55km.

<b>STYLE</b> <ul style="list-style-type: none"> <li>Mediterranean</li> </ul>	<b>VIEWS</b> <ul style="list-style-type: none"> <li>Panoramic views</li> </ul>	<b>DISTANCE TO :</b> <div>Beach : 3 Km</div> <div>Airport: 50 Km</div> <div>Town center : 3 Km</div>	<b>ORIENTATION</b> <div>South East West</div>
<b>FURNITURE</b> <ul style="list-style-type: none"> <li>Furnished</li> </ul>	<b>PARKING</b> <div>Parking no Cars: 1</div>	<b>TAX</b> <div>Community : 522 €</div> <div>I.B.I : 172 €</div>	<b>MAIN LIVING AREA</b> <ul style="list-style-type: none"> <li>Storage</li> </ul>
<b>FLOORING</b> <ul style="list-style-type: none"> <li>Tile floors</li> <li>Stone floors</li> </ul>	<b>KITCHEN</b> <ul style="list-style-type: none"> <li>Open kitchen</li> <li>Equipped kitchen</li> </ul>	<b>GARDEN AND TERRACES</b> <ul style="list-style-type: none"> <li>Open terrace</li> <li>Landscaped</li> <li>Stone walls</li> <li>Outdoor kitchen</li> <li>BBQ/grill</li> <li>Private garden</li> <li>Communal Garden</li> </ul>	<b>HEATING</b> <ul style="list-style-type: none"> <li>Fireplace wood</li> <li>Fireplace gas</li> </ul>
<b>EXTRA</b> <ul style="list-style-type: none"> <li>Built in wardrobes</li> <li>Storage room</li> </ul>			

*"Experience our experience - Because you deserve the best"*