

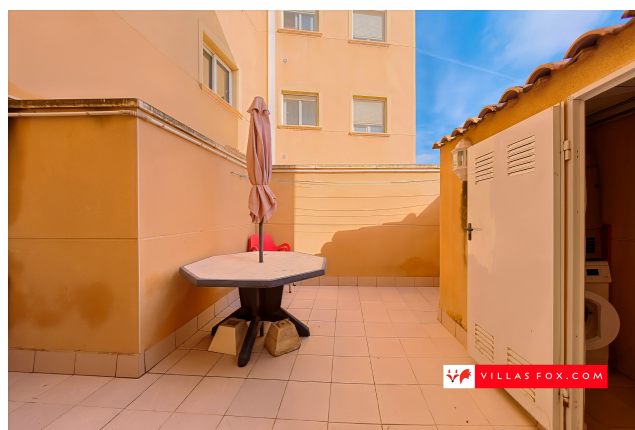
Villas Fox
Established 2014
(0034) 965 720 198








REF 1387

**2-BEDROOM, 2-BATHROOM GROUND-FLOOR
APARTMENT, SAN MIGUEL DE SALINAS**

124,000€



Town (municipio)	Zone (zona)						Size m2	Plot (parcela) m2	Comm Fees (gastos com)	Year (año)	Kwh /m2 año	KgCO2 /m2 año
San Miguel de Salinas	Town centre	2	2	✗	✗	S	84	100	480 € p.a.	2004	F	E

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AMENITIES AND FEATURES

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| <ul style="list-style-type: none"> ✓ 15 minutes drive to beach ✓ 360 degree virtual tour or photos available on our website ✓ Direct listing with Villas Fox ✓ Electric blinds ✓ Exclusive to Villas Fox clients ✓ For all our properties, buyers must have legal representation (lawyer) ✓ Ground floor ✓ Intercom door entry system ✓ Near bars and restaurants ✓ Near medical centre ✓ Near schools ✓ Open-plan kitchen ✓ Patio (open) ✓ Refrigerator ✓ South-facing ✓ Washer | <ul style="list-style-type: none"> ✓ 2 airports within 45 minutes drive ✓ Air-conditioning (untested) ✓ Dryer ✓ Elevator ✓ Fibre-optic internet available in this area ✓ Fully-furnished (please ask for list) ✓ Heating ✓ Laundry room ✓ Near golf courses ✓ Near public transport ✓ Near supermarket ✓ Oven ✓ Persian blinds ✓ Solarium (communal) ✓ Store room ✓ Wood-burning fireplace |
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DESCRIPTION

{loadmoduleid 581} Spacious 2-bedroom, 2-bathroom south-facing ground-floor apartment in a quiet part of San Miguel town centre. The property has a build size of 84.41 m2 (72.62 m2 useful) and in addition has a small private courtyard measuring 15.90 m2 which includes a storage room with washing machine and dryer. The Edificio Galatea building was constructed in 2004 to a very high standard with superior finishings and insulation. It is only a 500 metre (7 minute) walk to the charming church square of San Miguel, and 200 metres (3 minutes) walk to the nearest supermarket. It is a similar distance (240 metres) to the town swimming pool of San Miguel which is open during the summer months with a lifeguard on duty. Of course San Miguel is only a 15 minutes drive to all the wonderful white sand beaches of Torrevieja, Orihuela Costa, Pilar de la Horadada etc and plenty of top golf courses and shopping centres eg the La Zenia Boulevard retail experience! We have provided both a 2D and 3D floor plan on our website!

IMPORTANT INFORMATION

Please note that prices shown are exclusive of sales tax (in Alicante 10%, or 8% for Spanish buyers under the age of 35) and notary, registry and solicitor costs (typically 2,500-4,000 euros). If the property is a new-build (obra nueva) an additional 1.5% AJD tax is payable. All information given is a guide only. Properties can be reserved by payment of a reservation deposit, and signing of a reservation contract. Any furniture or electrical items included in the sale are sold as second-hand items without guarantee unless otherwise stated. The prices are INCLUSIVE of agent fees, ie the buyer does not pay an estate agency fee when purchasing with Villas Fox. We are proud members of APIAL (Asociación de Agentes de la Propiedad Inmobiliaria y Agentes Inmobiliarios de la Provincia de Alicante) which is an official register of professional estate agents that are properly insured, qualified, experienced and fully legal, for your protection.