



H2S3830

Town house in Adsubia

165,000€

3 DOUBLE BEDROOMS, 3 BATHROOMS

VALLEY VIEWS FROM TERRACES

COMMUNAL FEES 420€ FOR THE YEAR

PRIVATE GARDEN AND COMMUNAL SWIMMING POOL

OPEN FIREPLACE IN SITTING ROOM

CENTRAL HEATING, DOUBLE GLAZING

FURNITURE INCLUDED

IBI 134€, BASURA 93€ PER YEAR.

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MONEY LAUNDERING REGULATIONS 2010

intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.

THE PROPERTY MISDESCRIPTIONS ACT 2013

The Agent has not tested any apparatus, equipment, accessories or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of this property before travelling any distance to view. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will provide any information you require. This is advisable, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These particulars are in draft form awaiting Vendors confirmation of their accuracy. These details must therefore be taken as a guide only and approved details should be requested from the agents.

REGLAMENTO DE BLANQUEO DE DINERO DE 2010

A los compradores previstos se les pedirá que presenten una identificación y prueba de su situación financiera cuando hacen una oferta. Le pedimos su cooperación para que no haya demoras en acordar la venta.

LA LEY DE DESCRIPCIONES ERRÓNEAS DE PROPIEDAD DE 2013

El Agente no ha probado ningún aparato, equipo, accesorios o servicios y, por lo tanto, no puede verificar que estén en buen estado de funcionamiento o sean aptos para el propósito. Se recomienda al Comprador que obtenga la verificación de su Abogado o Agrimensor. Referencias a La Tenencia de una Propiedad se basa en la información proporcionada por el Vendedor. El Agente no ha visto los documentos de título. Se recomienda al Comprador que obtenga la verificación de su Abogado. Se recomienda comprobar la disponibilidad de esta propiedad antes de viajar desde cualquier distancia para verla. Hemos tomado todas las precauciones para garantizar que estos detalles sean precisos y no engañosos. Si hay algún punto que sea de especial importancia para usted, póngase en contacto con nosotros y le proporcionaremos toda la información que necesite. Esto es recomendable, especialmente si tiene la intención de viajar cierta distancia para ver la propiedad. La mención de cualquier electrodoméstico y servicio dentro de estos detalles no implica que se encuentren en pleno y eficiente estado de funcionamiento. Estos detalles están en forma de borrador a la espera. Confirmación de los proveedores de su exactitud. Por lo tanto, estos detalles deben tomarse únicamente como guía y los detalles aprobados deben solicitarse a los agentes.

Situated in a quiet location a few minutes' drive or a 15 minute walk to the town of Adsubia. With a garden, communal swimming pool, 3 bedrooms, 3 bathrooms, terrace with valley views, central heating, double glazing, air conditioning and furniture included.

The front of the house has a gated drive and parking and a few steps leading to the canopied porch with lighting and main door leading into the open plan lounge dining room.

Lounge dining room with an open fireplace, double opening doors leading to the dining terrace with valley views, window to the side elevation, exposed timber beams and barrelled ceilings. Hot and cold air conditioning unit.

Kitchen with a range of base and wall units, window to the front, fitted oven, hob and extractor over, upright fridge freezer.

Guest cloakroom, this is very useful having a guest cloakroom on this floor as this will be the main entertaining areas. Window to the front, W.C and wash basin.

Terrace to the front off the sitting room, is a good size with plenty of space for entertaining, an electric awning, outside lighting and amazing valley views. To the side of the house, is a parking space, this is currently used as a dining area with a table and chairs, BBQ, awning and lighting.

Lower floor is a hallway with doors off to:

Bedroom 1 is a lovely bedroom with double opening patio doors leading to a Juliette balcony, a range of built in wardrobes and mirrorrobes, ceiling lighting, fan and air conditioning unit.

Family shower room with a walk-in shower cubicle, wash basin, W.C, bidet, wall cabinet and mirror over the wash basin, utility cupboard with washing machine and dryer and other useful storage.

Bedroom 2 is a double bedroom with built in wardrobes, hot and cold air conditioning unit, patio door leading to the outside and steps to the terrace.

Bedroom 3 is a double bedroom with window to the front, built in wardrobe, an ensuite shower room, this would be great for guest or older children.

Store room is beneath the house with the oil tank and boiler for the central heating system.

A further patio for entertaining and relaxing. Orange and lemon trees are both established and producing fruit. Garden lighting.

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