

Villas Fox
Established 2014
(0034) 965 720 198








REF 1574

**3-BEDROOM TOWNHOUSE ON 2 FLOORS WITH
PATIO, SOLARIUM AND GARAGE, SAN MIGUEL DE
SALINAS TOWN CENTRE**

245,000€



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	3	2	✗	✓	SE	223	135	0 € p.a.	1970		

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AMENITIES AND FEATURES

- ✓ 15 minutes drive to beach
- ✓ 360 degree virtual tour or photos available on our website
- ✓ Direct listing with Villas Fox
- ✓ Garage
- ✓ Near golf courses
- ✓ Near public transport
- ✓ Near supermarket
- ✓ Separate kitchen
- ✓ 2 airports within 45 minutes drive
- ✓ A video of this property is available on the Villas Fox Youtube Channel
- ✓ Exclusive to Villas Fox clients
- ✓ Near bars and restaurants
- ✓ Near medical centre
- ✓ Near schools
- ✓ Private parking for one car
- ✓ Southeast-facing

DESCRIPTION

A fabulous traditional Spanish town house in the wonderful town of San Miguel de Salinas, just a 2 minute walk to the church square! Built on two levels with a private solarium, integral garage, separate kitchen with adjacent tiled patio. The upper floor is reached both via an elegant internal stairway, or via an external staircase from the rear patio. There is a laundry room on the terrace off the upper floor and another external staircase which leads to the solarium. There is a store room on the solarium too. The ground floor comprises entrance hall with fireplace, hallway, bathroom, kitchen, garage and external patio. The upper floor comprises lounge area, bathroom, 3 large double bedrooms and a terrace with laundry room. The main bedroom also has access to a south-east-facing balcony facing the street, where you can sit and enjoy the sun, a book, a drink or all three! You will notice from the plans provided that both the upper lounge and the lower kitchen which are directly above one another have a very generous floor size of 22.25 square metres! We have provided a walk-through video which will explain the layout better! This is a lovely home which offers plenty of space in a great location. Available exclusively from Villas Fox! {loadmoduleid 628}

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.