

Villas Fox  
Established 2014  
(0034) 965 720 198








# REF 1567

**VISTABELLA GOLF LUXURY MODERN 3-BEDROOM  
VILLA WITH POOL, PARKING, SOLARIUM IN  
EXCELLENT CONDITION**

## 355,000€



Town (municipio)	Zone (zona)						Size m2	Plot (parcela) m2	Comm Fees (gastos com)	Year (año)	Kwh /m2 año	KgCO2 /m2 año
Orihuela	Vistabella Golf	3	2	✓	✓	E	101	263	0 € p.a.	2020	C	C

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**AMENITIES AND FEATURES**

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|--|---|
| <ul style="list-style-type: none"> <li>✓ 15 minutes drive to beach</li> <li>✓ A video of this property is available on the Villas Fox Youtube Channel</li> <li>✓ Direct listing with Villas Fox</li> <li>✓ Electric Hot Water</li> <li>✓ Fully-furnished (please ask for list)</li> <li>✓ Near bars and restaurants</li> <li>✓ Near supermarket</li> <li>✓ Pergola</li> <li>✓ Private parking for one car</li> <li>✓ Solarium (private)</li> </ul> | <ul style="list-style-type: none"> <li>✓ 2 airports within 45 minutes drive</li> <li>✓ Carport</li> <li>✓ East-facing</li> <li>✓ Exclusive to Villas Fox clients</li> <li>✓ Garden</li> <li>✓ Near golf courses</li> <li>✓ Not part of a community</li> <li>✓ Pool (private)</li> <li>✓ Solar panel(s)</li> </ul> |
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### DESCRIPTION

{loadmoduleid 545} This sumptuous 3-bedroom, 2-bathroom, semi-detached, east-facing villa in Vistabella Golf is absolutely delightful! With private parking under cover, private solarium with pergola, solar panels and a feeling of light and spaciousness indoors that flows harmoniously with the outdoor space. Presented in immaculate condition, and with all modern appliances and finishes. Spend endless summer days in and around the pool, having barbecues with your friends either by the pool or on the solarium. Within walking distance of a supermarket, bars and restaurants. Of course Vistabella Golf course is on your doorstep too, should golf be your game! Fancy a day at the beach? No problem, you can be at any of many fabulous white sand beaches of Orihuela Costa and Torrevieja within 15-20 minutes drive, maybe with a trip to La Zenia Boulevard retail experience on the way back! Other local towns such as San Miguel de Salinas, Los Montesinos, Pilar de la Horadada, Guardamar, Rojales etc all make great days out, or visit the medieval quarter of Orihuela city about 20 minutes drive away. The property is not part of a community, therefore there are no community fees to pay! This elegant and inviting property is available only from Villas Fox - so call us today to arrange a viewing! {loadmoduleid 621}

### 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.