

# Inmobiliaria

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## CIUDAD QUESADA.

**PRICE: €89,950**

\*2 BEDROOM, 1 BATHROOM, TOP FLOOR APARTMENT\*

\*FULLY FURNISHED\*

\*ROOF SOLARIUM\*

\*PANORAMIC GOLF VIEWS\*

\*COMMUNAL SWIMMING POOL\*

\*WEST FACING!\*

\* \* \* \* \*

PROPERTY SHOWROOM OPEN SIX DAYS A WEEK

THESE PARTICULARS ARE PREPARED WITH CARE FOR THE GUIDANCE OF PROSPECTIVE PURCHASERS BUT NO GUARENTEE OF THE ACCURACY IS GIVEN NOR DO THEY FORM ANY PART OF ANY CONTRACT

What a fabulous opportunity to live by the La Marquesa Golf Course, this wonderful two bedroom apartment is, with all the benefits of being on the top floor! Briefly comprising 2 bedrooms, 1 bathroom, lounge/dining room, kitchen, balcony, roof solarium and boasting stunning panoramic views over the golf course!

Ciudad Quesada is a very popular village located approximately 7 kilometres West of Torrevieja off the main Crevillente road. Village amenities include numerous local supermarkets, bars, banks, restaurants, 24 hour national health and private medical clinics, aqua park, green bowls club and of course an 18 hole golf course, everything that one would need for every day to day living. This village is also on a bus route to Torrevieja town centre. There is ample opportunity for both social and recreational activities. Also within easy reach of Ciudad Quesada are numerous white sandy and safe bathing beaches.

### ACCOMMODATION

Approached via steps which ascend to the main front entrance door that opens into..

LOUNGE / DINING ROOM – Being fully tiled in white ceramic floor tiles throughout. Hot and cold air conditioning unit. 2 ceiling fans with light. Sliding patio doors open to balcony overlooking front of property boasting views of the La Marquesa golf course and surrounding areas.

KITCHEN – Being fully tiled in white ceramics. Ample wall and base units with granite work tops to complement. Inset stainless steel sink with mixer tap. Electric oven and hob, fridge/freezer. Wall mounted electric water heater. Breakfast bar. Window to rear of property.

From lounge, archway leads to..

BEDROOM No. 1 – Having fully fitted wardrobes with additional storage space above. Window overlooking front of property.

BATHROOM – Being fully tiled in white ceramics. Sanitary ware in white comprising low level W.C., bidet with mixer tap, vanity unit with inset wash hand basin and mixer tap. Mirror with spotlights. Panelled bath with shower above. Window overlooking rear of property.

BEDROOM No.2 – Having fully fitted wardrobes with additional storage space above. Windows overlooking front of property.

## OUTSIDE

Through the lounge patio doors, balcony that boasts ample room for table and chairs. Perfect for dining while enjoying the fantastic view. Perfectly positioned to one side are stairs ascending to..

ROOF SOLARIUM – Ample sunbathing area, plenty of room for entertaining family and friends, again while enjoying the views to the La Marquesa golf course, the surrounding area and the mountains beyond. Turret (room) to the side. Although the ceiling is not full height it does offer superb storage space.

To the front of the property is a private, off road parking space.

Situated close by, is the communal swimming pool for the private use of owners and their guests. External showers and ample sunbathing terraces.

Security grills fitted to doors and windows.

Annual Suma (Council Tax): €132 (Plus €62 For Refuse Collection).

Annual Community Fee: €338

## VIEWING

Take our word for it, you would not want to miss this wonderful find! Boasting fantastic views, it is ready to move straight into and is ideal either as a holiday home or for permanent living.

Strictly by appointment through this office.

This property is offered subject to contract and to it being unsold.

VACANT POSSESSION WILL BE GIVEN ON COMPLETION.

FREE MORTGAGE ADVISORY SERVICE.

Please visit our website to view the Virtual Tour: [www.homes4u.es](http://www.homes4u.es) Ref: QRS 9319

*We are the top selling Estate Agents in the Ciudad Quesada area for the past 31 years.*

*With proven results, why go anywhere else!*

*Inmobiliaria.... NO-ONE KNOWS CIUDAD QUESADA BETTER THAN US!*