

# Inmobiliaria

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Estate Agents



## ATALAYA PARK.

**PRICE: €450,000.**

\*5 BEDROOM, 3 BATHROOM DETACHED VILLA\*

\*FULLY FURNISHED\*

\*237m2 BUILD SIZE + 500m2 PLOT\*

\*GAS CENTRAL HEATING\*

\*PRIVATE 8m x 4m SWIMMING POOL\*

\*SUMMER KITCHEN/GAMES AREA\*

\*SUPERB LOCATION! SHORT WALK TO TOWN CENTRE!\*

\* \* \* \* \*

**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

Take a stroll to Benijofar town or Ciudad Quesada town centre.... this is definitely in a location that offers the best of both worlds!

Accessed by remote controlled gate, off road parking with purposely built carport provides much needed shade for the summer months!

The villa briefly comprises a superb sized sun room (you'll be spending more time in here than any other part of the home!) that overlooks the private swimming pool and park land beyond. Large lounge, separate kitchen, two double bedrooms and two bathrooms are on the ground floor, together with a second lounge, three double bedrooms and two bathrooms on the first floor. All connected by an internal staircase. It actually totals 237m<sup>2</sup> in build size!

Outside, you'll love the spacious summer kitchen/entertaining area! Big enough for table tennis, or the perfect place to dine al fresco!

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 and of course an 18 hole golf course. 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 through decorative iron gate into tiled garden where steps ascend to front entrance. Main front door opens into entrance hall, granting access to the..

LOUNGE – Having hot and cold air conditioning unit. Conventional brick built fireplace with living flame gas fire. Windows overlooking front of property. Double doors open to..

SUN ROOM/DINING ROOM – Great area to dine with family and friends. Ceiling fan with light. Windows overlook private garden and swimming pool. Boasting beautiful views of the natural park.

From lounge, archway to..

HALL – leading to..

BEDROOM No. 1 – Having fully fitted wardrobes with storage above. Hot and cold air conditioning unit. Double doors open to balcony.

EN-SUITE BATHROOM – Fully tiled in white and beige marble effect ceramics with decorative boarder. Sanitary ware in white comprising low level W.C., bidet with mixer tap, vanity unit with inset wash hand basin and mixer tap. Mirror above. Panelled bath with shower above. Window to rear of property.

BEDROOM No. 2 – Having wall to wall fully fitted wardrobes, with additional storage space above. Hot and cold air conditioning unit. Window overlooking front of property.

BATHROOM – Being fully tiled in white and terracotta ceramics with decorative boarder. Sanitary ware in white comprising low level W.C., vanity unit with inset wash hand basin and mixer tap. Mirror above. Wall to wall shower with screen. Washing machine and dryer. Window.

BEDROOM No. 3 – Hot and cold air conditioning unit. Free standing wardrobe. Window overlooking rear of property.

Internal staircase descends to the..

#### GROUND FLOOR:

KITCHEN – Being tiled in white ceramics. Ample wall and base units with work tops to complement. Inset stainless steel sink with mixer tap. Ceramic hob, eye level electric oven and microwave. Side by side American style fridge/freezer. Breakfast bar. Direct access out to private garden and swimming pool.

LOUNGE – This spacious room has been constructed to offer most comfortable living. Hot and cold air conditioning unit. Windows to front of property.

BEDROOM No. 4 – Having fully fitted wardrobes with storage space above. Walk-in closet. Ceiling fan with light. Window to front of the property.

EN SUITE BATHROOM – Being fully tiled in cream marble effect ceramics with decorative boarder. Sanitary ware in white comprising low level W.C., pedestal wash hand basin and mixer tap. Mirror above. Wall to wall shower. High level windows.

BEDROOM No. 3 – Having fully fitted wardrobes with additional storage above.  
Ceiling fan with light. High level windows.

W/C – Being fully tiled in cream marble effect ceramics with decorative boarder.  
Sanitary ware in white comprising low level W.C., pedestal wash hand  
basin and mixer tap. High level windows.

### OUTSIDE

The walled gardens are mainly tiled for easy maintenance, together with a select amount of planted shrubs and flowers. Ample terraces, perfect for entertaining family and friends!

ROOF SOLARIUM - Boasting beautiful views over the natural park and mountains beyond.

Within this 500m<sup>2</sup> plot, is the perfectly located private swimming pool, together with outside shower. Ample sunbathing terraces. Summer kitchen offering ample base units with worktops to compliment.

Double gates open to off road parking with carport for shade.

If you're looking for a home that's all about location, then this is the one for you!  
If you're looking for a home that's all about low maintenance, then this is the one for you!

Hesitate on this, and you'll definitely miss out! The location is superb!

Annual Suma (Council Tax): €620

### VIEWING

Strictly by appointment through our 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 9486

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