



# Townhouse for sale in Guardamar del Segura, Guardamar del Segura

375000 €

Odniesienie: MS38185 Sypialnie: 3 łazienki: 2





## Costa Blanca South, Guardamar del Segura

We offer for sale a beautiful, modern terraced house with an area of approximately 170 m<sup>2</sup>, built in 2022, located in the prestigious Guardamar Hills area of Guardamar del Segura. The property is located in a new, gated community with a swimming pool, exclusively for residents' use. It offers the perfect combination of proximity to the sea, comfort, and privacy – even during the summer season. Location The house is located just 700 meters from one of the most beautiful beaches on the Costa Blanca – approximately a 10-minute walk or 3-minute drive. The area offers shops, restaurants, an aromatic park, a palm-lined promenade, and numerous walking areas. The property is fully furnished and equipped, decorated in a modern style with attention to detail. Bright colors dominate: white, gray, silver, and marble. The entire house is air-conditioned. Layout and Standard The house was designed with comfort and functionality in mind, with its space spread over three levels and a private rooftop solarium. On the ground floor, there's a bright, spacious living room combined with a dining area, creating an ideal living area for relaxing and gathering with family or friends. Next to it is a separate, fully equipped kitchen and a powder room. The living room opens onto an elegantly landscaped front terrace with greenery and a lounge area. An additional advantage is the rear terrace, equipped with a shower, washing machine, and electric water heater—perfect for returning from the beach. The first floor features two comfortable bedrooms with spacious built-in wardrobes and a modern bathroom with a shower. The second floor is the owner's private area—a bedroom with a built-in wardrobe, an elegant bathroom with a shower, and a private terrace, perfect for morning coffee or a moment of relaxation. This level opens onto a private rooftop solarium, which offers stunning views of the sea and mountains. It's a unique space for sunbathing, evening gatherings, and relaxation year-round. The property offers three bedrooms, two bathrooms, and an additional toilet, as well as two terraces and a rooftop solarium. The owners also have access to two parking spaces in the underground garage and a swimming pool within the gated community. The entire property is a new, high-standard development in a prime location—just minutes from the beach. Why is it worth it? This is an ideal property for both personal use and rental purposes. Ready to move in immediately—no additional investment required.



## Funkcje:

furnished

Air Conditioning: Yes

Terrace: Yes

Patio

Double Bedrooms: 3

Solarium: Yes

WC: 1