



**Type woning :** Rijwoning

**Woonplaats :** Guardamar del Segura

**Slaapkamers :** 4

**Badkamers :** 3

**Zwembad :** Gemeenschappelijk

**Tuin :** Privé

**Opp. woning :** 190 m<sup>2</sup>

✓ Centrale verwarming

✓ Kelder

✓ Gemeubileerd

✓ Berging

✓ Terras

✓ Airconditioning (koel/warm)

✓ Garage

✓ Open haard

### Exquisite Semi-Detached Home in Gated Las Viñas, Guardamar del Segura

Welcome to this stunning semi-detached residence located within the prestigious gated community of Las Viñas, boasting a communal swimming pool and situated just 400 meters from the central beach of Guardamar del Segura. This exceptional property offers convenience and luxury in a prime location close to all amenities.

The property spans 190 m<sup>2</sup> across four levels, featuring four spacious bedrooms, each equipped with built-in wardrobes and air conditioning. There are two modern bathrooms and a guest toilet for added convenience. The elegant living room, adorned with a cozy fireplace, provides a warm and inviting space for relaxation. The newly renovated kitchen is equipped with modern appliances, ensuring a seamless cooking experience.

The ground floor welcomes you with a grand entrance leading to an expansive terrace, perfect for outdoor relaxation. The living room on this level features a charming fireplace, and there is also a convenient guest toilet. The semi-basement houses a private garage, a laundry room, and a fully equipped kitchen, providing ample space for storage and utility.

On the first floor, you will find two well-appointed bedrooms and a full bathroom. The second floor includes an additional bedroom, another bathroom, and a storage room, offering plenty of space for a growing family or guests.

This home has been meticulously updated with new wiring and plumbing, ensuring modern functionality and safety. It will be sold with almost all furniture and electric appliances, offering a move-in ready experience for the new owners. The property is located within a secure gated community, providing access to a communal swimming pool and proximity to the central beach and essential amenities.

Discover the perfect blend of luxury and convenience in this exceptional semi-detached home. Contact us today to arrange a viewing and take the first step toward owning this exquisite property in Guardamar del Segura. Please note that taxes and purchase costs are not included in the price.