Type woning : Rijwoning	**Zwembad :** Gemeenschappelijk	**Opp. woning :** 131 m²
Woonplaats : Orihuela Costa		**Opp. terrein :** 155 m²
Slaapkamers : 3		
Badkamers : 2		

✔ Terras ✔ Airconditioning (koel/warm) ✔ Dichtbij voorzieningen

Semi-detached Villa in Montegolf VII Residential Complex This charming semi-detached villa is located in the prestigious Montegolf VII Residential Complex, in the Villamartin urbanization, Orihuela Costa. With a total constructed area of ââ155 m² and distributed over three levels, this property offers a functional and comfortable layout. In the semi-basement, you will find 65 m² of constructed space, with 59 m² of usable space, ideal for storage or as an entertainment area. The ground floor has 58 m² constructed and 50 m² usable, with a cozy living room and a functional kitchen. The upper floor has 30 m² constructed and 22 m² usable, including a second room built on the east terrace. The 11 m² solarium and the 60 m² porch/garden offer perfect outdoor spaces to enjoy the Mediterranean climate. The east/west orientation guarantees excellent natural lighting throughout the day. The community fee is €150 before April and €350 normally, with an annual sum of €408. This property is an excellent option for those looking for a comfortable and well-located home in Orihuela Costa. Contact us for more information and to schedule a visit. Don't miss the opportunity to acquire this magnificent property! **Location:** Calle Cuba 14, Conjunto Residencial Montegolf VII, Urb Villamartin, 03189 Orihuela Costa. **General Features:** Total Built Area: 155 m². Total Usable Area: 131 m² (basement 59 m², ground floor 50 m², upper floor 22 m²). Porch/Garden: 60 m². Orientation: East/West. **Distribution:** Levels: 3. Bedrooms: 3. Bathrooms: 2. Solarium: 11 m². **Additional Details:** Basement: 65 m² built, 59 m² usable area. Ground Floor: 58 m² built, 50 m² usable area. Upper Floor: 30 m² built, 22 m² usable area (including a second room built on the east terrace). Porch/Garden: 60 m². **Amenities and Expenses:** Community: Before April 150€, normal 350€. Total: 408€.