

**APF-5023 - Villa Mariquita - Albox**



**€ 169,950**

Villa Detached Resale

Land area - 2,738 m Floor area - 160 m

3 bedrooms

2 bathrooms

Water: Mains Electricity: Mains

Telephone: Possible Internet: Possible

Swimming Pool: Private

Charming 3 bedroom villa for sale in the Saliente Bajo area, set in a plot of 2738m<sup>2</sup> with an 8x4m swimming pool. 1500m<sup>2</sup> of the land around the property is flat and has been fenced and gated.

The property comprises a lounge / dining room with a brick feature open fireplace and an archway through to the modern fitted kitchen with teak laminated base and wall units and dark granite worktops. All appliances are available by negotiation. There are three double bedrooms with fitted wardrobes - one with an en-suite shower room and one with patio doors leading out to the garden, as well as a separate family shower room with corner shower cubicle, WC, bidet, and pedestal basin. Ceiling fans have been fitted in the lounge and all bedrooms, and the property benefits from electric oil filled radiators.

The swimming pool is set in a walled area with a poolside shower and borders planted with various flowering plants and shrubs. The remainder of the plot has been laid to gravel and stone shingle, and is planted with mature native low maintenance plants. In addition there is a pergola for alfresco dining, and a 20.000 litre block built water deposit.

Mains water, mains electricity and internet are connected, and telephone is available for connection. The furniture is available by negotiation.