

# THINK PROPERTY...

# THINK PRICE BROWN

PROPERTY SALES, MANAGEMENT & RENTALS

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PARTNERSHIP  
ESTABLISHED 1986

## SDV1578: 3 Bedroom Villa for Sale in Mojácar, Almería

595,000€ ≈£492,987



**El Palmeral:** We are delighted to offer for sale a spacious family residence situated in a quiet sought-after residential area of Mojácar. The property sits on a 440m<sup>2</sup> plot that has some lovely planting and a private swimming pool. A short stroll to the beach & amenities puts this property high on the list for those looking for a quiet location but within sight of bars, shops & restaurants.

Constructed over two levels the property comprises entrance hallway, living room/dining room with double aspect windows, fireplace, and access to the garden & pool areas, a fully fitted & fully equipped kitchen with a utility room off, a double bedroom with patio doors to the garden and en-suite bathroom, a cloakroom and an area under-stair used for a study.

A wide staircase from the hallway leads to the upper floor and here you have two double bedrooms and a family bathroom. From this floor you have access to a superb terrace with views of the Mojácar village. Like the neighbours this would be a perfect area on which to extend the property.

This property offers so much potential for a new buyer.

In addition there is air-conditioning, gas central heating.

### Local Area

Mojácar, where the sun shines 320 days of the year, has much to offer for the tourist and resident, with 14 kilometres of sandy, uncluttered beaches, and a backdrop of spectacular mountains which are abundant in flora and fauna. It is known throughout Spain as the Corner of Enchantment for its unique character and micro-climate. Although only a small seaside

- ✓ 2 Floors
- ✓ 175m<sup>2</sup> Build size
- ✓ Furnished as per inventory
- ✓ Car Port
- ✓ Fireplace / Woodburner
- ✓ Near a Beach
- ✓ Solarium
- ✓ 3 Bedrooms
- ✓ 504.08m<sup>2</sup> Plot size
- ✓ Air Conditioning
- ✓ Central Heating
- ✓ Mojácar Pueblo Views
- ✓ Near a Golf Course
- ✓ 2 mins walk to a Beach
- ✓ 3 Bathrooms
- ✓ Private Pool
- ✓ Alarm System
- ✓ Fibre Optics
- ✓ Mountain Views
- ✓ Sea Views
- ✓ 2 mins walk to the Shops

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