



REF: # 13331

ALBIR (ALBIR)



#### INFO

PRIS: 750.000 €

BOLIG TYPE: Villa

STED: Albir (Albir)

SOVEROM: 3

Bad: 3

BOAREAL ( m2 ): 207

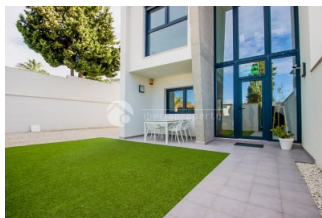
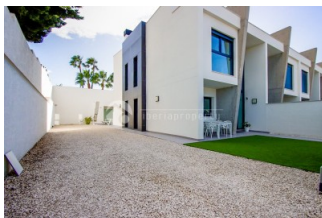
TOMT ( m2 ): 346

Terrasse ( m2 ): -

ÅR:

ETASJER: 1

MELDING -



#### BESKRIVELSE

Modern corner townhouse for sale in the Pegaso urbanization (Albir), in a highly sought-after area, close to the beach and all amenities. The property has 3 bedrooms, 2 full bathrooms, and 1 guest toilet. All bedrooms include built-in wardrobes. It features central heating, air conditioning throughout the house, and underfloor heating in the bathrooms. On the main floor, there is a very bright open-plan living and dining area with large double-height windows. The kitchen is modern and practical, with glass enclosures, and direct access to the rear garden and terrace. On the first floor, you will find the master bedroom with an en-suite bathroom. The other two bedrooms share a full bathroom. On the top floor, there is a spacious solarium with open views over Albir, the mountains, and partial sea views. On the lower floor, there is a large private garage with space for several vehicles and internal access to the house. There is also additional outdoor parking space, including room for a motorhome. Outside: front terrace, rear garden with summer kitchen, and a versatile extra space (games room, storage area, or guest area). There is also the option to build a private pool, and the communal pool is very close, with access from the rear terrace. Ideal as a permanent

home, second residence, or investment.

**ENERGETIC CERTIFIED**

energy house  
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<b>STIL</b> <ul style="list-style-type: none"> <li>• Modern</li> </ul>	<b>UTSIKT</b> <ul style="list-style-type: none"> <li>• Panorama</li> <li>• Sjø utsikt</li> <li>• Fjell utsikt</li> </ul>	<b>AIRCONDITION</b> <ul style="list-style-type: none"> <li>• Sentral aircondition</li> <li>• Stue</li> <li>• Kjøkken</li> <li>• Soverom</li> </ul>	<b>DISTANSE TIL :</b> <div>Strand : 1 Km</div> <div>Flyplass: 40 Km</div> <div>Sentrum : 500 m</div>
<b>ORIENTERING</b> <div>South</div>	<b>MØBLER</b> <ul style="list-style-type: none"> <li>• Uten møbler</li> </ul>	<b>PARKERING NR BILER</b> <div>Garasje nr biler : 8</div>	<b>FLOARING</b> <ul style="list-style-type: none"> <li>• Laminat</li> <li>• Parkett</li> </ul>
<b>KJØKKEN</b> <ul style="list-style-type: none"> <li>• Åpent kjøkken</li> <li>• Lukket kjøkken</li> <li>• Hvitevarer</li> <li>• Granit benkeplate</li> </ul>	<b>HAGE TERASSER</b> <ul style="list-style-type: none"> <li>• Åpen terrasse</li> <li>• Utebelysning</li> <li>• Lekeplass</li> <li>• Stein murer</li> <li>• Ute kjøkken</li> <li>• Barbeque</li> <li>• Privat hage</li> <li>• Felles hage</li> </ul>	<b>OPPVARMING</b> <ul style="list-style-type: none"> <li>• Sentral gas oppvarming</li> <li>• Radiatorer</li> <li>• Gulv varme bad</li> </ul>	<b>EXTRA</b> <ul style="list-style-type: none"> <li>• Innebygde garderober</li> <li>• Sikkerhets dør</li> <li>• Vinduer med dobbelt glass</li> <li>• Dørklokke med kamera</li> <li>• Sattelit TV</li> <li>• Lager rom</li> <li>• Internet</li> </ul>













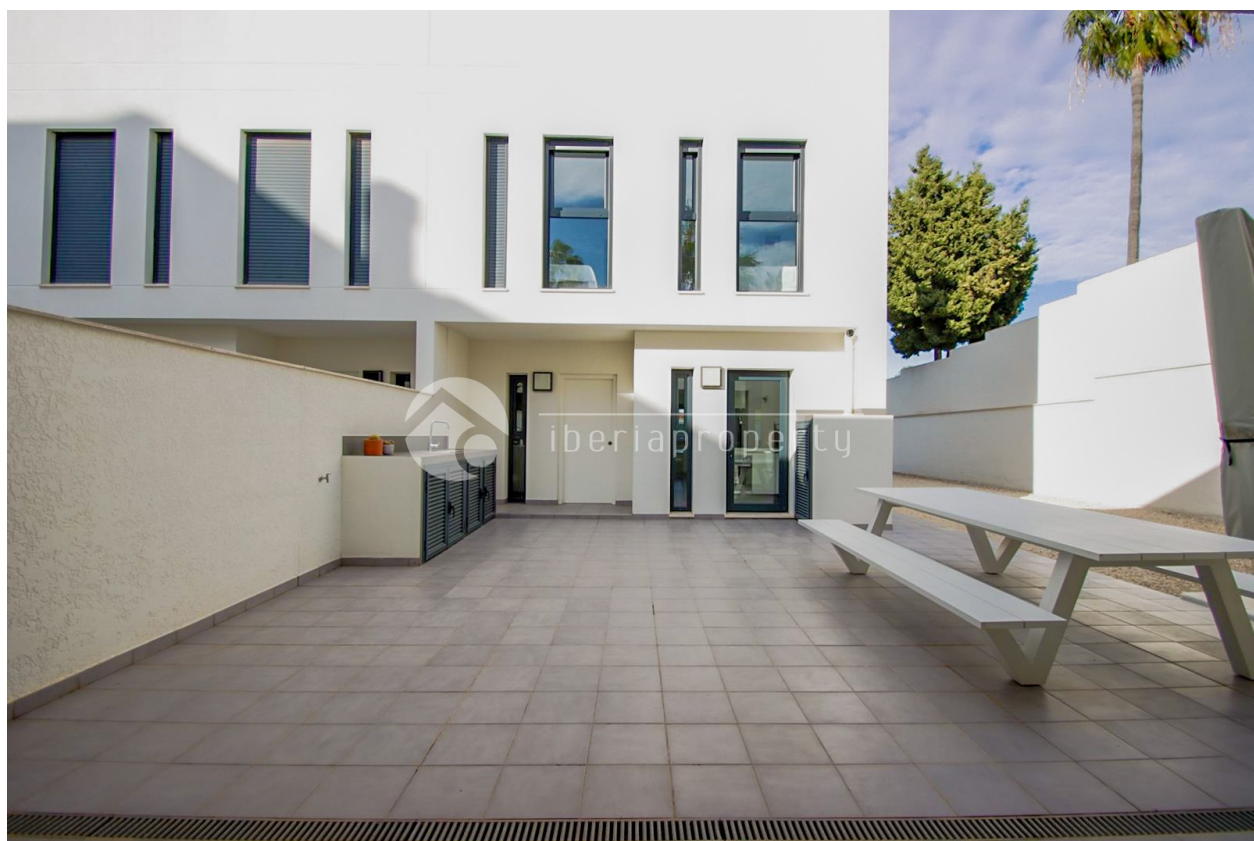
















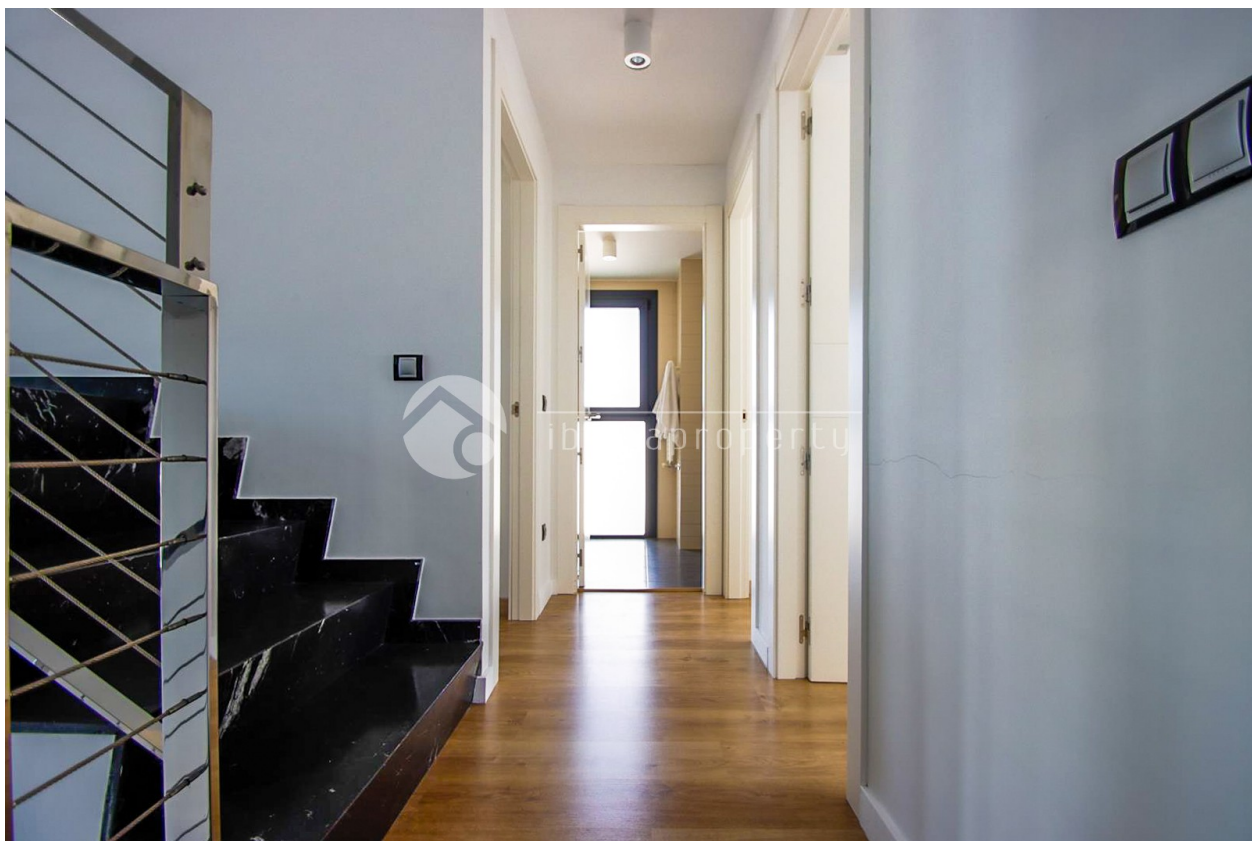












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