



Villa
 3 bedrooms
 2 bathrooms
 + Cloakroom / WC
 🏠 161 m²
 🏡 650 m²
 🚪 Private
 EPC Consumption: E
 EPC Emissions: E

REF: ME 2684

Vera Playa

€489,000

Marvellous, bright, and spacious villa for sale on Vera Playa in Almeria, Andalusia with a private pool, lovely garden and only 800 metres to the nearest beach.

Overview

This gorgeous villa is located on a quiet, residential street in Vera Playa, only a short drive to the beach and amenities. The villa is built on two levels and has private parking for 2 cars inside the grounds. One of the bedrooms is on the ground floor with an ensuite bathroom. There are 2 terraces on the upper floor and two covered terraces on the ground floor.

Layout

Ground floor: 112m². There is parking for 2 cars in the car port which is on the property. A covered terrace, looking over the mature gardens at the front of the house, leads to the main entrance. Going inside is a hall with the stairs and double arches leading into the living – dining room. The living room is bright and sunny with double doors leading out to the rear terrace. There is another patio door which opens to the side terrace where there is also access to the kitchen. The separate kitchen is off the dining area, and is fully fitted and equipped with fridge-freezer, electric oven and hob, microwave, and dishwasher. There is also a small hot water heater in one corner. Next to the kitchen, is a utility room with a sink and washing machine as well as a door going out to the rear terrace and pool area.

On this floor, there is 1 double bedroom with fitted wardrobes and an ensuite bathroom with a bath, marble top basin, bidet, and toilet plus a small window. There is also a guest WC / cloakroom. Going

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out onto the covered rear terrace is a dining table and chairs to enjoy all year around outdoor dining as well as sofas and sun loungers. The terrace gives onto the garden and also goes around the side of the property connecting with the kitchen and the side door from the sitting room. There is a security gate separating the pool from the rest of the garden. The beautiful pool features a fountain and has an incorporated whirlpool. There are no neighbours on this side of the villa which make it feel very private.

First floor: 48m2. There are 2 double bedrooms on this level. The main bedroom has access to 2 terraces on either side of the room (looking onto the front and rear of the villa) and has large windows to enjoy the views and the sunshine. There are fitted wardrobes, blackout shutters and air conditioning. The second bedroom also has built-in wardrobes and large windows with access to another terrace (no shutters). There is a shared bathroom with bath, marble basin, toilet and a window for ventilation.

External areas:

Car port for 2 cars. Mature gardens with beautiful trees on both sides of the property. Pool and whirlpool. Built-in barbecue in the garden. Bushes provide privacy from the street.

Sale includes:

Furniture, fixtures and fittings plus white goods. Air conditioning (hot and cold air) units in the lounge and 3 bedrooms. Security bars on downstairs windows. Blackout shutters. Central heating. Entryphone. Alarm.

Location

For the precise location, see the pin on Google maps above. The villa is approximately 800m from the sea and a few minutes' drive to the shops, supermarkets, water park and other amenities. Vera and Garrucha towns are nearby.

Airports

Almeria airport is a 45-minute drive, Murcia airport is 1 hour 20 minutes, Alicante airport is 2 hours and Malaga airport is 2 hours 45 minutes.

4 Golf Courses

Mojacar: Marina de la Torre, Vera: Valle del Este, Cuevas de Almanzora: Desert Springs, Pulpi: Aguilon Golf.

The indicated price does not include the taxes and expenses derived from the sale (ITP at the current tax rate, notary, registration and lawyer fees). We remind you that as a consumer you have the right to be informed and given the corresponding informative documentation, depending on the case, based on the provisions of Decree 218/05 of 11 October which regulates the Regulations on Consumer Information in the sale and rental of housing in Andalusia.

About Us

Mojacar Estates have been running successfully as an independent property sales and holiday rentals agency since 1982. Our dedicated team, who have all been working within this industry for more than 20 years, offer a professional and knowledgeable service to our clients. Our team speaks fluent Spanish, English and German. We offer properties for sale and rental in Mojacar and surrounding areas of Almeria, including Turre, Garrucha, Vera Playa, Los Gallardos, Villaricos and San Juan de los Terreros.

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