












Ref: CBS3-LBalc-SPTHT3218

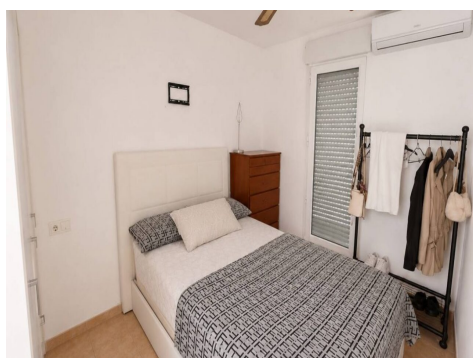
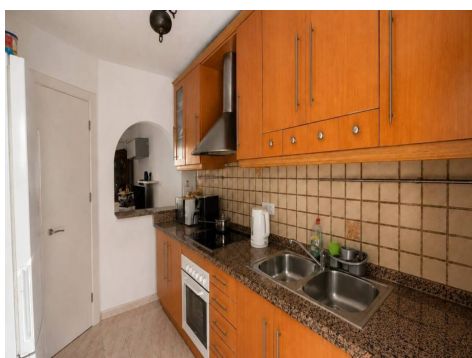
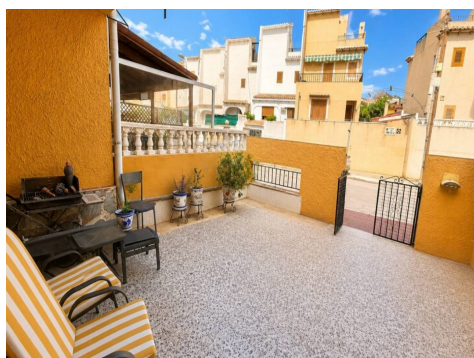
Price: 193,000€



-  **Townhouse**
-  **Los Balcones**
-  **3**
-  **2**
-  **Air conditioning: Yes**
-  **Terrace: Yes**
-  **Terrace**
-  **Parking: Yes**
-  **Beach: 15 Minutes**
-  **Shops: 10 Minutes**
-  **Airport: 45 Minutes**

Ref: CBS3-LBalc-SPTHT3218 South facing Townhouse in Los Balcones, Orihuela Costa - 60m2 Front Terrace to enjoy Outside Living - Independent kitchen - Living/Dining Room - 3 Bedrooms - 2 Bathrooms - Good location close to amenities, beaches and hospital - €193,000 euros + tax and legal fees

Great opportunity to acquire a two-story townhouse built in 1980, ideal for those looking for a personalization project. The property has 80 square meters of built area and enjoys an unbeatable South orientation, which guarantees excellent natural light throughout the day.



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Great opportunity to acquire a two-story townhouse built in 1980, ideal for those looking for a personalization project. The property has 80 square meters of built area and enjoys an unbeatable South orientation, which guarantees excellent natural light throughout the day.

On the outside, there is a magnificent 60-square-meter paved front terrace, an ideal space to enjoy the outdoors, barbecues, or family gatherings in a comfortable and private setting. Right in front of the main door, street parking is available.

On the ground floor, you will find a spacious and cozy living-dining room, a fully functional independent kitchen that visually connects through a rustic arch, and direct access to the stairs leading to the upper floor. The upper floor distributes the 3 bedrooms with built-in wardrobes, perfect for optimizing storage. The property is completed by two full bathrooms, one on the ground floor, and a practical storage room. A home with a solid foundation and an excellent layout, perfect for investors or families wishing to create the home of their dreams.

Property tax (IBI) is €168 per year, with no community fees