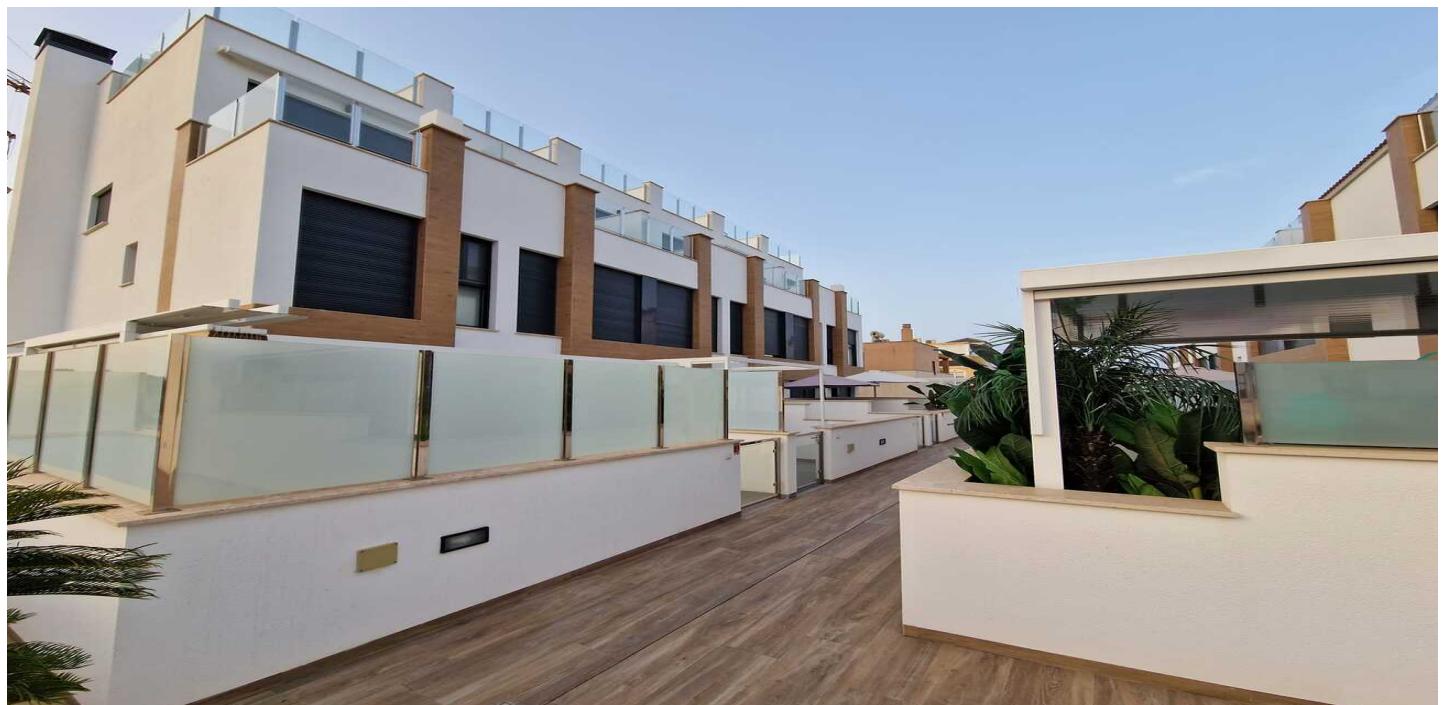




## Adosada en venta en Guardamar del Segura, Guardamar del Segura

375.000 €

Referencia: RS26860    Dormitorios: 3    Baños: 2





## Costa Blanca South, Guardamar del Segura

We offer for sale a beautiful, modern terraced house with an area of approximately 170 m<sup>2</sup>, built in 2022, located in the prestigious Guardamar Hills area of Guardamar del Segura. The property is located in a new, gated community with a swimming pool, exclusively for residents' use. It offers the perfect combination of proximity to the sea, comfort, and privacy – even during the summer season. **Location** The house is located just 700 meters from one of the most beautiful beaches on the Costa Blanca – approximately a 10-minute walk or 3-minute drive. The area offers shops, restaurants, an aromatic park, a palm-lined promenade, and numerous walking areas. The property is fully furnished and equipped, decorated in a modern style with attention to detail. Bright colors dominate: white, gray, silver, and marble. The entire house is air-conditioned. **Layout and Standard** The house was designed with comfort and functionality in mind, with its space spread over three levels and a private rooftop solarium. On the ground floor, there's a bright, spacious living room combined with a dining area, creating an ideal living area for relaxing and gathering with family or friends. Next to it is a separate, fully equipped kitchen and a powder room. The living room opens onto an elegantly landscaped front terrace with greenery and a lounge area. An additional advantage is the rear terrace, equipped with a shower, washing machine, and electric water heater – perfect for returning from the beach. The first floor features two comfortable bedrooms with spacious built-in wardrobes and a modern bathroom with a shower. The second floor is the owner's private area – a bedroom with a built-in wardrobe, an elegant bathroom with a shower, and a private terrace, perfect for morning coffee or a moment of relaxation. This level opens onto a private rooftop solarium, which offers stunning views of the sea and mountains. It's a unique space for sunbathing, evening gatherings, and relaxation year-round. The property offers three bedrooms, two bathrooms, and an additional toilet, as well as two terraces and a rooftop solarium. The owners also have access to two parking spaces in the underground garage and a swimming pool within the gated community. The entire property is a new, high-standard development in a prime location – just minutes from the beach. **Why is it worth it?** This is an ideal property for both personal use and rental purposes. Ready to move in immediately – no additional investment required.