

# Casa Anabel

3-bed Townhouse in Medina Sidonia

€ 139,997

Reference: MS483



## Details

- 3 bedrooms
- 2 bathrooms
- Plot area: 117sqm
- Constructed: 117sqm

## Features

- Near the airport
- Near the beach

## Nearby

- 1.5km: Several Restaurants
- 1km: Mercadona Supermarket
- 31km: Playa la Barossa

Modern 3 bedroom, 2 bathroom townhouse located in a quiet urbanization in the beautiful historic town of Medina Sidonia just 30 minutes away from the Atlantic coastline.

Casa Anabel is a lovely property located in a popular area on the north-east side of Medina Sidonia. All amenities are close-by including restaurants, shops, bars and health centre. Good road links offer easy access to the coast and also the beautiful cities of Cadiz and Jerez de la Frontera.

The property is immaculately presented throughout and a brief description is as follows:-

Entrance into the property leads into a small hallway with the first of 2 bathrooms to the left with shower, basin and WC. To the right is the modern fitted kitchen/diner with appliances and door to the private patio. Returning to the hallway and passing the kitchen leads to double doors which open into the light and spacious living/dining room.

Stairs lead up to the first floor where you will find 3 double bedrooms and a family bathroom with bath, shower-over, basin and WC.

The stairs continue up to the 2nd floor and to the large utility room with domestic appliances and useful sink. There is also a landing room which is used for additional storage but could also be used as a home office. A door leads out to the good sized sunny roof terrace offering views over the urbanization.

Total constructed area approx: 117sqm

Total plot area approx: 117sqm

Status: Urban

CEEE rating: Pending

\*\*\*The property is being offered without a garage. However, private underground parking is available to purchase for an additional sum of 15,000 euros and is located directly next to the urbanization\*\*\*

Note: Whilst the property description and details provided are intended to be factually correct the accuracy of this information cannot be guaranteed and does not constitute an offer of contract. All properties are offered for sale unfurnished unless stated otherwise.

The advertised property marketing price is subject to standard Spanish Notary, Land Registry, Stamp Duty (ITP), Legal and Estate Agency Fees



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