



# Appartement au rez-de-chaussée à vendre à San Miguel de Salinas, San Miguel de Salinas

319 000 €

Référence: R5324281    Chambres: 2    Bain: 2    Construite: 92m<sup>2</sup>    Terrasse: 43m<sup>2</sup>







## Costa Blanca South, San Miguel de Salinas

Luxury Ground Floor 2-Bedroom Apartment – Mirador de San Miguel, San Miguel de Salinas

Modern ground-floor apartment located in the exclusive Mirador de San Miguel residential area, built in 2021. The property offers 92 m<sup>2</sup> of built space on a 135 m<sup>2</sup> plot, providing bright, comfortable living areas and well-designed outdoor spaces.

The home features 2 bedrooms and 2 bathrooms, a spacious open-plan living and dining area, and a fully equipped modern open kitchen that connects seamlessly with the main living space. The layout allows direct access to several outdoor areas, including a front terrace, private rear garden, and a covered area with a summer kitchen and relaxation space, perfect for enjoying the Mediterranean climate all year round.

The master bedroom is particularly attractive, offering an en-suite bathroom and direct access to the rear garden through sliding glass doors. From here, you can enjoy pleasant views towards the salt lake and the Mediterranean coastline.

Additional features include private off-road parking for one car, a utility/laundry area, garden space and air conditioning (not tested). The property is partially furnished, and its south-east orientation ensures plenty of natural light throughout the day.

The development is a low-rise residential complex consisting only of ground-floor and upper-floor apartments. Residents can enjoy a large communal swimming pool shared by just 11 properties, creating a quiet and exclusive environment.

The location is ideal, just a short drive from all the amenities of San Miguel de Salinas, close to several well-known golf courses, and only 15 minutes by car from the beaches of Mil Palmeras, Campoamor and La Zenia. Two international airports can also be reached in approximately 45 minutes.

San Miguel de Salinas is a charming and popular Spanish town surrounded by beautiful countryside, citrus groves and almond trees, and located close to the Sierra Escalona Natural Park. The area offers a wide selection of bars, restaurants and leisure activities, with popular events such as the annual Tapas Route attracting visitors throughout the year.

Community fees: €1,275 per year.

Fibre optic internet available in the area.



## Spécification:

### Caractéristiques

Terrasse couverte

Terrasse privée

### Vues

Mer

Montagne

Panoramique

### Piscine

Piscine commune

### Jardin

Private

### Orientation

Sud-Est

### Paramètre

Près du golf

Urbanisation

### Meubles

Partie fournie

### Parking

Garage

### Climatisation

Climatisation

### Condition

Excellent

### Cuisine

Entièrement équipé

### Catégorie

Réduite