

**reference:** 680-3049

**property type:** apartment

**sale/rent:** for sale

**price:** 226.000 €

**condition:** new

**address:**
**Nº: floor:** 0

**town:** Cuevas del Almanzora

**province:** Almería

**postal code:** 4610

**zone:** DESERT SPRINGS


<b>sqm built:</b>	85
<b>living area:</b>	0
<b>plot sq.meters:</b>	0
<b>sqm terrace:</b>	0
<b>bedrooms:</b>	3
<b>bathrooms:</b>	2
<b>toilets:</b>	0
<b>cupboards:</b>	2

<b>lift:</b>	no
<b>pool:</b>	yes
<b>garages:</b>	1
<b>terraces:</b>	2
<b>storage room:</b>	no
<b>garden:</b>	yes
<b>courtyard:</b>	no
<b>furnished:</b>	no

<b>floor:</b>	stoneware
<b>air conditioner:</b>	
<b>hot water:</b>	
<b>fuel:</b>	
<b>orientation:</b>	south
<b>antiquity:</b>	
<b>outward/inward:</b>	outward
<b>community fees/month:</b>	0

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**description:**

DESERT SPRINGS, CUEVAS DEL ALMANZORA, ALMERIA, SPAIN.

A unique opportunity to purchase one of a LIMITED selection of Three Bedroom Apartments at The Golf Residence with a guaranteed Return On Investment (ROI) of 50%.

The Apartment is delivered brand new, fully furnished with A/C, ZERO maintenance fees, with 2 weeks worth of personal usage per annum with many additional benefits and concessions, delivering the most attractive residential investment product in the market today!

Owners receives 5% of the purchase price per annum, €11,300 for 10 years, resulting in a ROI of €113,000!

This stunning three-bedroom ground floor Apartment is located within a Spanish style courtyard with communal swimming pool and benefits from views over the beautifully landscaped communal gardens.

The exterior has maintained the heritage of tradition, with wooden and iron verandas and balconies and a wealth of attractive external detail, whilst the interior offers a stylish contemporary home with modern appeal.

High quality finishings include an attractively tiled bathroom and shower room. An open plan kitchen with a scratch and stain resistant Compac countertop, with the fridge/freezer and washing machine integrated within the cupboards. A Ceramic hob, cooker hood microwave. Air conditioning, double glazing, mirrored wardrobes to bedrooms with high quality sanitary ware and fittings throughout.

3 Bedrooms

2 Bathrooms, 1 en-suite

Living / dining room with terrace

Private roof solarium

Car parking space

Communal gardens

Communal Swimming pool

Gated community with security

Floor area 86m<sup>2</sup>

Patio 7m<sup>2</sup>

Roof Terrace 25m<sup>2</sup>

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