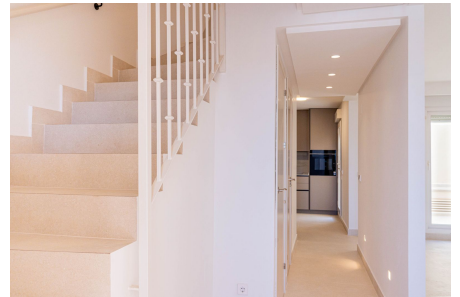


# Townhouse in Tarifa

€695,000

Tarifa, Tarifa, Cádiz

Bedrooms: 3 | Built: 164 m² | Terrace: 4 m²



## Overview

Townhouse with seafront views, south orientation and elegant integral reform, located in the exclusive residential complex La Almenara, in Tarifa.

Completely brand new, the property has been completely renovated, including new high quality installations and finishes. The reform also incorporates a careful LED lighting project throughout the house, creating a warm and contemporary atmosphere and offering the sensation and comfort of a completely new house.

The house is distributed on several floors and has four rooms, three of them for bedrooms, plus two bathrooms and a guest toilet.

On the ground floor there is a bright living-dining room, a fully equipped kitchen, a courtesy toilet and a private patio. The first floor houses three bedrooms and two bathrooms, one of them en suite. On the semi-basement floor is the fourth room, equipped with fitted wardrobe and with direct access to the garage.

The kitchen, of the prestigious firm Gunni & Trentino, has been designed and equipped with top quality materials and solutions. The property also has air conditioning, osmosis system in the kitchen to improve the quality of the water and disqualifying equipment installed in the courtyard to reduce the presence of lime.

The courtyard has been completely waterproofed, improving both its conservation and its functionality.

The property has 164 m2 built according to Catastro, including the garage, and approximately 103,70 m2 of interior surface, as well as uncovered terrace and private patio on the ground floor.

The interior stands out especially for its luminosity, south orientation and stunning sea views. The integral reform has completely transformed the house, giving rise to a current, comfortable and functional space, with renovated facilities and carefully selected finishes.

La Almenara offers a communal swimming pool and mature gardens, in a quiet and consolidated residential environment. Its location, just a few steps from the Lances beach and close to restaurants, shops and all kinds of services, makes this property an excellent choice both as usual residence and to enjoy Tarifa all year round.

A special house for those seeking to live by the sea, combining the character of a Mediterranean house with the benefits and comfort of a completely renovated property, in one of the most unique destinations of the Costa de la Luz.

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## Amenities

Setting: Beachside, Close To Shops, Close To Sea

Orientation: South Facing

Condition: Excellent Condition, Recently Renovated, New Construction

Pool: Communal Pool

Climate Control: Air Conditioning

Views: Sea Views, Panoramic Views, Urban Views, Street Views

Features: Fitted Wardrobes, Near Transport, Ensuite Bathroom

Furniture: Not Furnished

Garden: Communal Garden

Security: Gated Complex

Parking: Communal Parking

Category: Luxury

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## Taxes & Fees

IBI: €665 per year

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## Contact

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