



# SerenaGarden

## **Buganvilla Villas**

**2 bedrooms, 2 bathroom villas.**

**Semi-detached.**

**Constructed area 74.25m<sup>2</sup>**

**Price: 148,900€ plus IVA/VAT 10%**

These spacious, well-designed villas are built in pairs. Each villa has its own private 175m<sup>2</sup> plot giving ample terraces pool area and garden on three sides of the villa.

We believe that these villas offer the best value for money in Spain – we offer a semi-detached villa with more than 100m<sup>2</sup> of terrace, pool area or garden for the price of an apartment.

The villas have been designed with outdoor living in mind. The living room has two large double doors overlooking the terrace and pool area ideal for outdoor dining. Ample terraces at the front and rear ensure that owners can sunbathe throughout the day.

Buganvilla villas have modern fitted kitchens with a choice of colours for kitchen units and wall tiles in both kitchens and bathrooms and also floors and terraces. The two comfortable double bedrooms both have built-in wardrobes. One bedroom has a shower room en-suite and there is a second guest shower room for bedroom 2.

Gardens are surrounded by a 40cm wall with hedging for privacy at the front with gates. Buyers can decide to increase the height of the wall around the rear garden up to a height of 180cm (5foot 10 inches) or add fencing or hedging for privacy.

A huge roof-top sun terrace with a spiral staircase is available at extra cost.

Each villa has a good-sized garage which could also be used as a hobby room or studio.

Pools (8000€ plus IVA) or Jacuzzi baths can be added at extra cost.

We have plans available to construct a third bedroom on the roof of the Buganvilla villas.

### **Accommodation includes:**

2 double or twin bedrooms (one en suite).

2 Shower rooms with WC.

Spacious Living room with fully fitted kitchen area. (choice of colours for units and tiles)

Garage/hobby room or studio.

Pre-installation ducting for Air conditioning in ceilings.

Pool – optional extra.

Jacuzzi – optional extra.

Plot 175m<sup>2</sup> (25m x 7m)

Terraces front and rear - 30m<sup>2</sup>