



REF: # 12161

BENIJOFAR



INFO

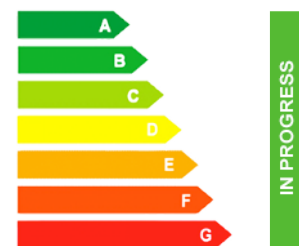
PRIX:	437.000 €
TYPE:	Villa
CITY:	Benijofar
CHAMBRES:	3
Ba ENFANTS:	2
Built (m2):	107
pas (m2):	379
Terrasse (m2):	102
A ENFANTS:	-
de plante:	-
MESSAGE	-



DESCRIPTION

NEW BUILD MODERN VILLA IN BENIJOFAR New Build villa located in Benijófar, a privileged area of the Costa Blanca, equipped with all services, 20 minutes from Alicante Airport, near the beautiful beaches of Guardamar and several golf courses. It is a modern style villa consisting of an open-plan kitchen with spacious living-dining room, 3 bedrooms and 2 bathrooms. It also has a private plot with terrace, parking area, private pool. An options for a solarium at an extra cost. Benijofar it is a lovely village with a charming church and all services such as supermarkets, pharmacies, banks, restaurants and natural park located very close to the villas. There are several golf courses close by as well as water parks in nearby Rojales and Torrevieja. Benijófar located a few minutes from the N-332 and AP-7. Just 30 minutes from Alicante airport, 10 minutes from the beaches of Guardamar and Torrevieja.

CERTIFICAT ÉNERGÉTIQUE



VIEW

- Panoramico

CLIMATISATION

- Central

PARKING PAS. CAR

: 1

JARD RIVIÈRE ET TERRASSES N

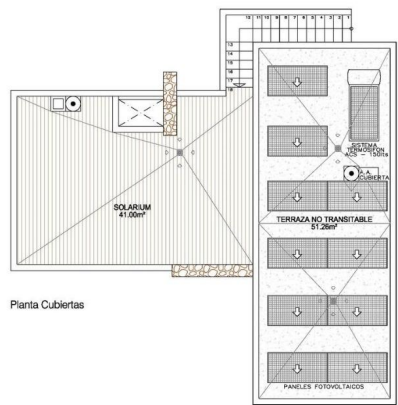
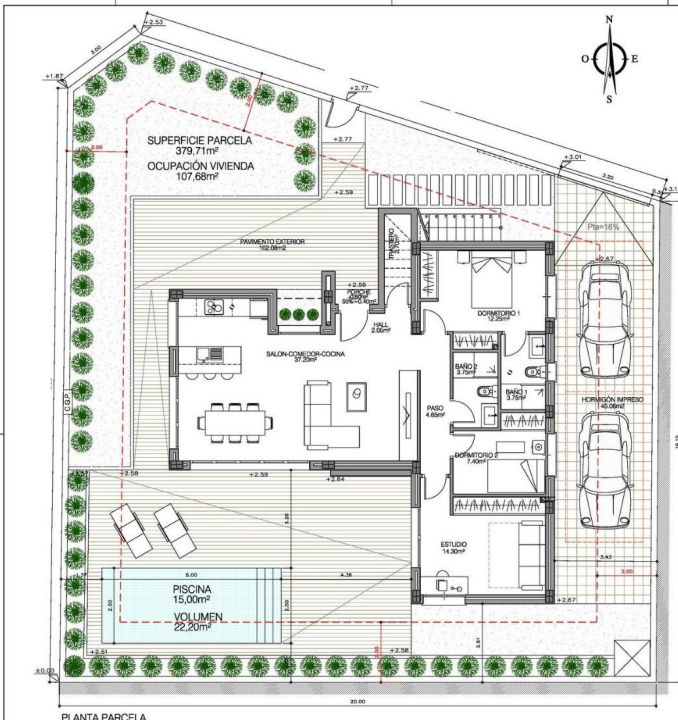
- clôtures
- Jard RIVER n privée

PROPERTY GALLERY









PARCELA D1

SEGUN NORMATIVA 2008	Superficie parcela	379.71 m²
USO	Residencial	Residencial
EDIFICABILIDAD	1.28 m²/m²	486.05 m²
m² EDIFICABLES	486.05 m²	107.28 m²
RETANQUEOS	Viv. Ancho 2 m a fachada y fondo	2 m
	Viv. Profundidad	2 m a fachada
Ocupación	Viv. Ancho	60%
	Viv. Ancho	70%
m² Ocupación	Viv. Ancho	107.80 m²
	Viv. Ancho	285.80 m²

CUADRO DE SUPERFICIES ÚTILES VIVIENDA (m2)	
DEPENDENCIAS	Vivienda
PORCHE 50%	0,40
HALL	2,05
SALON-COMEDOR-COCINA	37,20
PASO	4,65
DORMITORIO 1	12,25
BAÑO 1	3,75
DORMITORIO 2	7,40
BAÑO 2	3,75
ESTUDIO	14,30
BAÑO 2	3,75
TRASTERO	2,70
TOTAL SUP. UTIL. VIV.	92,20
SUPERFICIES CONSTRUIDAS (m²)	
PLANTA BAJA 100%	106,88
PLANTA BAJA PORCHE 50%	0,40
TOTAL SUPERFICIE CONSTRUIDA VIVIENDA	107,28
SUPERFICIE LAMINA DE AGUA - PISCINA	
	15,00
VOLUMEN DE AGUA - PISCINA	22,20 m³







"OUR EXPERIENCE IS YOUR GUARANTEE"