

# 1169, GROUND-FLOOR STUDIO  
APARTMENT WITH TERRACE, LOS PINOS,  
MIRADOR DE SAN MIGUEL, SAN MIGUEL DE  
SALINAS

Apartment. **Sold.** 47,000 €

VILLAS  FOX

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Ref:



## Mirador de San Miguel, San Miguel de Salinas, Alicante, Comunidad Valenciana

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The small Los Pinos (The Pines) development is located within the municipality of San Miguel de Salinas, on the Campoamor road which provides a very pleasant drive through pine trees and citrus groves, past 2 golf courses, directly to Mil Palmeras beach, just under 15 minutes away. The apartment itself is freehold and located on the ground floor, accessed via just 2 steps from the communal outdoor area where you can soak up the morning sun. It has a build size of 30 m2 and an additional west-facing conservatory with great views which is directly accessed from the lounge. Although bijou in size, the apartment is cleverly designed and an ideal low-maintenance property with plenty of outdoor space on your doorstep, in beautiful surroundings. You can benefit from the morning sun on the east-facing entrance side of the property, and afternoon sun on the west-facing terrace. The town centre of San Miguel is only 2km or a 25 minute (downhill) walk away, and there is an excellent taxi service to bring you back if you have over-indulged on the tapas! There is also an excellent international restaurant (Pimientos) just 3 minutes walk from the property where you can enjoy some really excellent cooking and fine wines. There is plenty of parking available at Los Pinos, and you will find it hard to find a property at this price in such beautiful surroundings! This property is exclusive to Villas Fox, so call us directly if you would like to make it your own!

### MORE INFORMATION

#### Additional Information

Annual community fees : [219 €](#) SUMA IBI (annual property tax) : [112 € \(2020\)](#) SUMA RESIDUOS (annual waste collection) : [75 €](#) SUMA PODAS (annual garden prunings) : [17 €](#)

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### BASIC INFORMATION:

Bed : 1  
Bath : 1

### LAND INFORMATION:

Constructed: 30  
m2 of living  
areas

### BUILDING INFORMATION:

Year built : 2002

### CONVENIENCE:

**General Amenities:** West-facing,Near schools,Near medical centre,Near golf courses,Near bars and restaurants,Mountain views,Ground floor,Exclusive to Villas Fox clients,Direct listing with Villas Fox,Ceiling fans,2 airports within 45 minutes drive,15 minutes drive to beach,  
**Exterior Amenities:** Terrace,  
**Interior Amenities:** Open-plan kitchen,Furnished,

### NEIGHBORHOOD:

Health centre : 5 minutes by Car  
Bus stop : 5 minutes by Car  
Super market : 4 minutes by Car  
School : 3 minutes by Car  
Park : 2 minutes by Walk  
Cinema : 21 minutes by Car  
Beach : 12 minutes by Car  
Coffee shop : 7 minutes by Walk  
Airport : 41 minutes by Car  
Bus station : 24 minutes by Car  
Train station : 26 minutes by Car  
Police station : 3 minutes by Car  
Hospital : 13 minutes by Car

Town center : 3 minutes by Car  
Shopping : 15 minutes by Car  
center