Hamptons
INTERNATIONAL



Sitges, Spain

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£1,000,000
(€1,190,000)

Property details



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Key features

- **Energy rating G 227.67 kWh/m2 pe**
- **Swimming Pool**
- **Seafront**
- **Terrace**
- **Lift**
- **Terraces**

Attributes

- **Swimming pool**
- **Near to beach**
- **Garden**

*Prices are subject to change, pound sterling price is converted using Bank of England exchange rates

Description

The penthouse occupies the top two floors of a building in the Marinad'Aiguadolç, facing south, with the sea in front of it and the harbouralongside. The main rooms look out over the water.Three bedrooms and three bathrooms. 153 m² built according to the Cadastre,plus 25 m² of common elements. Measured to RICS standard, the interior floorarea is 102 m².On the entrance floor the sitting and dining room opens onto the sea-facingterrace, with the kitchen semi-open to the same space. The two double bedroomsare on this floor, one of them en suite, along with two bathrooms.The upper floor is given over entirely to the principal bedroom, with its ownbathroom and its own terrace. That terrace, rather than the interior footage,is what sets the flat apart: 46.75 m² on the roof of the building, held inexclusive use by this flat alone, against the 10.71 m² terrace on the floorbelow.The building dates from 1991 and has a lift. The flat has individual naturalgas heating, air conditioning, fitted wardrobes, aluminium exterior joinerywith double glazing and wooden interior joinery, and is in good order.The development has direct access to the beach, a swimming pool, tenniscourts, a garden, a concierge and security.Sitges centre is a walk away along the seafront.Energy rating G. Consumption 227.67 kWh/m² per year; emissions 57.6 kg CO_2/m²per year, rating G.Price excludes taxes and costs. ITP at the rate in force in Catalonia; notaryand land registry fees as per tariff.AICAT 12717 · API 1190







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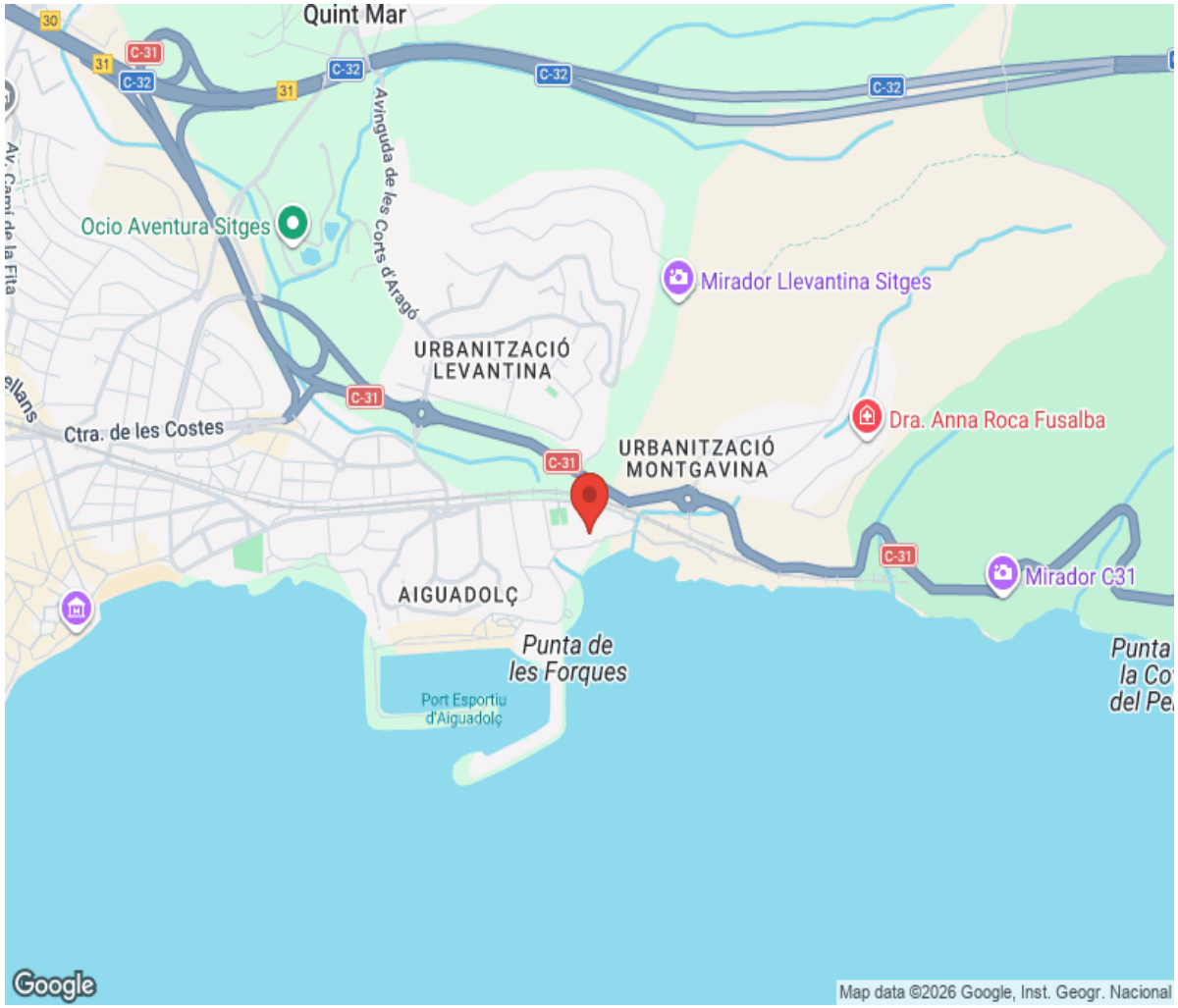
Floor plan



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Location





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