



## 2 Bed Apartment For Sale

Tavira, Algarve, Portugal

€270,000

Ref: 654840

\* On Market \* 2 Beds \* 2 Baths

This first floor apartment sits on a tree lined street within easy walking distance of the Ria Formosa and the beach boats in Cabanas. It has two balconies facing east and west that have sun exposure all day, 2 bedrooms, 2 bathrooms and a large, open

- Property Type: Apartment
- Bedrooms: 2
- Bathrooms: 2
- Reference: 654840
- Build/Unit: 82 sq m



## Property Description

This first floor apartment sits on a tree lined street within easy walking distance of the Ria Formosa and the beach boats in Cabanas. It has two balconies facing east and west that have sun exposure all day, 2 bedrooms, 2

bathrooms and a large, open plan living and dining area. The condominium benefits from a swimming pool with sun bathing terrace. It is ideal for permanent or holiday living.

Heating/Air conditioning

Air conditioning inverters throughout for both heating and cooling

Front Terrace 13m<sup>2</sup>

A large west facing terrace with a built in barbecue accessed from the kitchen and living room with space for a dining table and chairs

Back terrace 12m<sup>2</sup>

A large terrace facing east accessed from both bedrooms

Garage

Possibility of a parking space in the underground garage but this is not yet arranged

Communal swimming pool with large terraced area for sunbathing and relaxing

Utilities: All mains

Energy Rating: C

Build Area: 82m<sup>2</sup> Terraces 25m<sup>2</sup>

IMI Property tax €450 p.a.

Condominium charge €900 p.a.

Double glazing throughout

Walking distance to the beach and local restaurants



