

Newly built ground floor flat for sale in Jávea.

OLD TOWN CENTER, JÁVEA/XÀBIA - REF. TIME 1



MORAGUESPONS  
MEDITERRANEAN HOUSES

The works are expected to start in October 2024 with a projected construction period of 20 months after which the properties will be deeded at the notary's office. This means that you will be able to enjoy your future home in Jávea in June 2026;



Among the construction qualities in the interior of the homes we highlight the stone look rectified porcelain stoneware flooring throughout the house, exterior carpentry in lacquered aluminium with thermal bridge break. Motorised aluminium blinds in living rooms and bedrooms. Reinforced front door. Kitchen furniture in white stratified material with concealed handle, wall and base units, aluminium skirting board, worktop and front in compact quartz. Induction hob, multifunction oven, microwave, integrated filtering group of perimeter aspiration of first brand and dishwasher. Reinforced and white lacquered access door to the dwelling as well as the interior doors, rectified tiling in white ceramic material or soft colour, mirrors up to the ceiling on skirting board. Composite resin washbasins. Composite resin showers, thermostatic taps and glass partition. Domestic hot water by aerothermal heating, ducted air-conditioning, video entry phone, Legrand home automation system.

Hybrid system of air intake through facades and forced extraction with individual extractors per dwelling.

For further information, please do not hesitate to contact us.

€ 295,000

94M<sup>2</sup> BUILT

2 ROOMS

2 BATHROOMS

SWIMMING POOL

GARDEN

TERRACE

GARAGE

STORAGE ROOM







MORAGUES PONS



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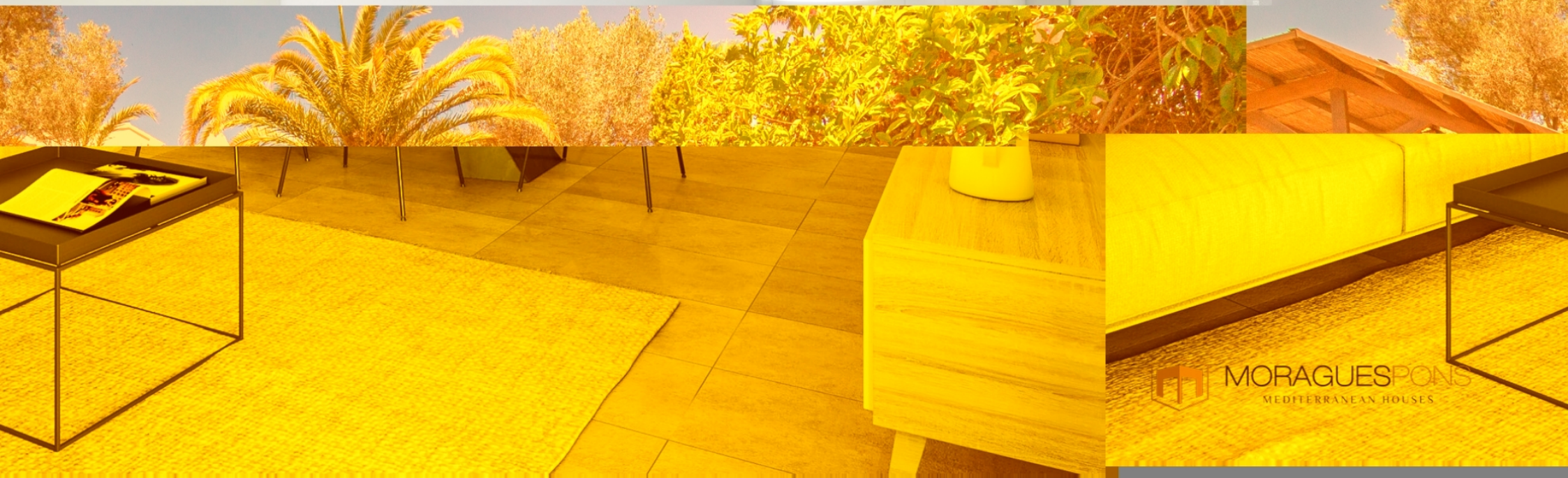


MORAGUESPONS



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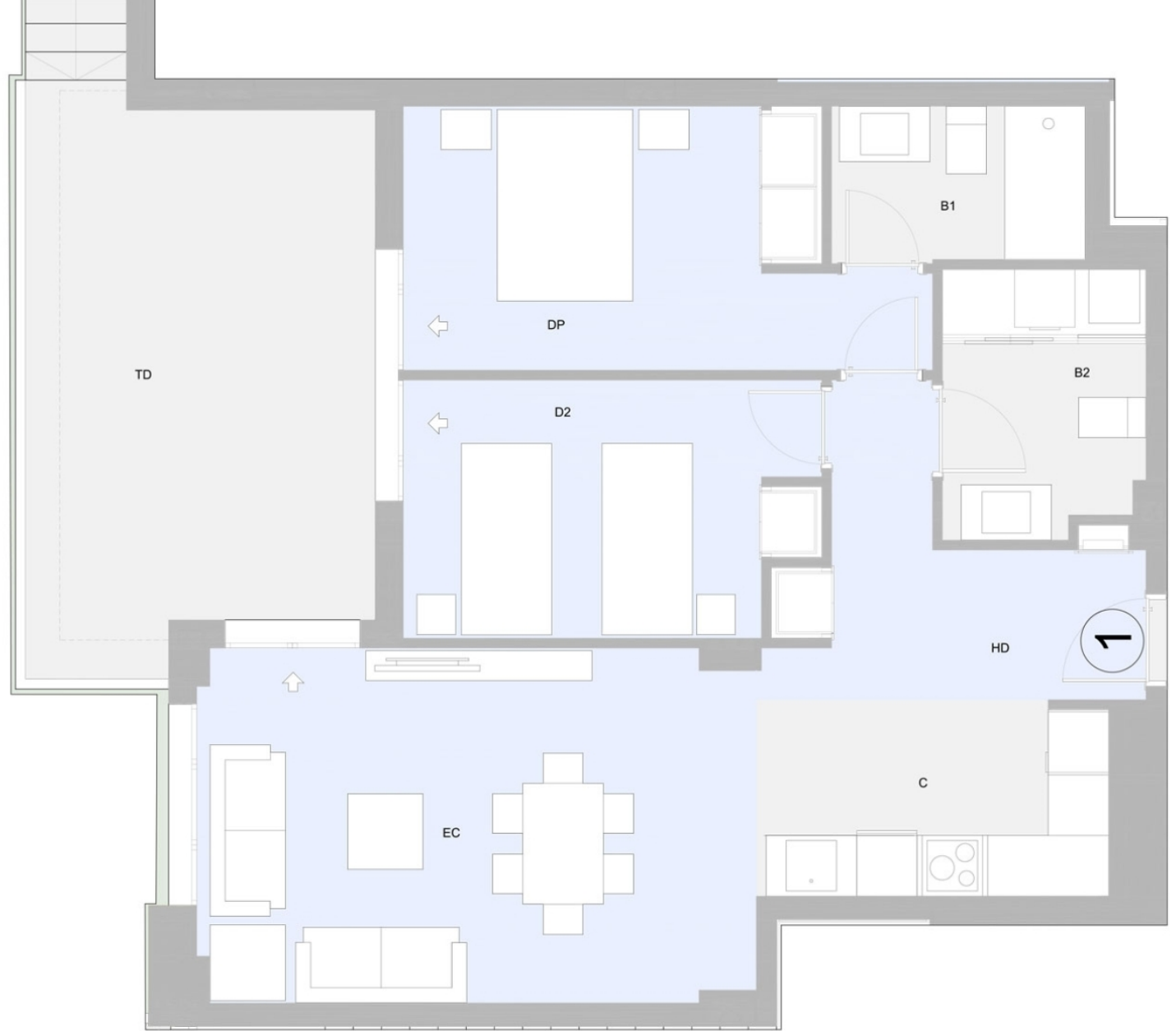


Ubicación de la vivienda  
Housing location



CUADRO DE SUPERFICIES  
TABLE OF AREAS

Superficie Útil Vivienda + Terraza Useful Area + Terrace	85,66 m <sup>2</sup>
Superficie Construida Vivienda + Terraza Building Plot Area + Terrace	94,26 m <sup>2</sup>
Superficie Construida + Comunes Building Plot Area + Common Spaces	80,12 m <sup>2</sup>
HD Hall acceso - Distribuidor / Access Hall	7,50 m <sup>2</sup>
EC Estar/ Comedor / Living, Dining Room	19,22 m <sup>2</sup>
C Cocina / Kitchen	6,46 m <sup>2</sup>
DP Dormitorio Principal / Master Bedroom	11,85 m <sup>2</sup>
D2 Dormitorio 2 / Bedroom 2	10,07 m <sup>2</sup>
B1 Baño 1 / Bathroom 1	3,85 m <sup>2</sup>
B2 Baño 2 / Bathroom 2	5,18 m <sup>2</sup>
TD Terraza Descubierta / Open Terrace	21,53 m <sup>2</sup>



Vivienda / House:

1

Planta / Floor:

PLANTA BAJA  
GROUND FLOOR

Escala / Scale:

0 1 2 3 4 5 m

\*El presente plano no es definitivo, ya que ha sido elaborado conforme al Proyecto Básico del Edificio y, por tanto, TIMELESS PROPERTIES se reserva la facultad de incluir las modificaciones necesarias por exigencias técnicas y/o jurídicas u ordenadas por cualesquiera administraciones u organismo públicos, ajustándolos en todo







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M-F: 10:00-18:00  
S: 10:00-14:00

