

HILLS PROPERTIES

OPENING DOORS FOR YOU

ROSIA DALE

Ref: **G2978**



AT A GLANCE

- Air-conditioning
- Close to beach
- Private patio
- Duplex
- Plenty of storage
- Double glazing
- Family home
- Parking permit
- Leasehold
- Furnished to a high standard
- Communal playground
- Close to schools
- Refurbished to high standards
- Subject to residency restrictions

SPECIFICATIONS

Beds:	3
Baths:	1
Terrace area:	14m ²
Living Area	78m ²

OUTGOINGS

Service charges: £95.83 per

DESCRIPTION

Lovely duplex for sale in Rosia Dale.

Set within a quiet residential area in the sought after South District, close to St Joseph's School and Loreto Convent and just a 2 minutes walk from Camp Bay Beach, the property comprises three bedrooms and one bathroom and has recently been refurbished to high standards. Boasts numerous features including reverse cycle air-conditioning in the living room and bedrooms, spotlights throughout, plenty of fitted wardrobe space, brand new Porcelanosa wood effect tiles and bathroom, and a brand new fully fitted kitchen installed by Berman with top of the range appliances. Enjoying c.78sqm of living area, it further benefits from newly installed mosquito nets, tilt & turn double glazed windows, a 14sqm private patio with a retractable awning, and an external shed. Offered furnished to a high standard with Riviera Maison furniture. Communal children's playground. Includes a parking permit for the resident's only car park. Leasehold. Subject to residency restrictions.

Viewing of this beautiful family home is highly recommended.

HILLS PROPERTIES

OPENING DOORS FOR YOU

£489,000

Whilst every effort is made to ensure the accuracy of information, no guarantee is expressed or implied and no representations or warranties are made as to such accuracy, which may be subject to errors, omissions, price changes, prior sale and withdrawal without notice.