



## Overview

<b>Ref no:</b>	91511
<b>Status:</b>	For sale
<b>Type of purchase:</b>	Resale
<b>Type:</b>	Penthouse
<b>Location:</b>	Guardamar del Segura
<b>Bathrooms:</b>	2
<b>Bedrooms:</b>	2
<b>Area:</b>	90 m <sup>2</sup>
<b>CEE:</b>	In process
<b>Price:</b>	<b>389 000 €</b> (+ 12 - 13 % tax and legal fee)

## Duplex Penthouse in "Portico Mar" with Sea View by the Dune Beach

For sale: an exclusive duplex penthouse in the **"Portico Mar"** residential complex, located right next to a protected pine forest and only 200 meters from the beautiful sandy dune beach. The apartment offers approx. 90 m<sup>2</sup> of living space over two levels, featuring a bright living room with sea views and access to the terrace, a fully equipped separate kitchen, dining area, and two bedrooms each with its own bathroom. On the upper floor, a gallery ideal as an office or library leads to the private rooftop terrace with outdoor kitchen and plenty of space for a lounge, whirlpool, or fitness area – all with breathtaking views of the sea, pool, and natural surroundings. The property is elegantly furnished and includes hot/cold air conditioning, large windows, an underground garage, and a storage room. The "Portico Mar" complex offers tropical gardens, three swimming pools with waterfalls and fountains, 24-hour security, concierge service, as well as on-site restaurants and bars. Shops, supermarkets, and the towns of Guardamar del Segura and Torrevieja are just a short drive away. Price: €389,000.

**Airport:** 45 min **Beach:** 2 km **Golf:** 1.5 km **Shop:** 1 km **Restaurant:**

1.5 km

## Property specifications

Closed community - Pool - Community pool - Seaview - Security alarm - Rental potential - Security door - Roof terrace - Terrace - Parking - Garage - Air conditioning - Furnished - Elevator - Fierplace