



**Property type :** Apartment

**Location :** Vera

**Bedrooms :** 2

**Bathrooms :** 2

**Swimming pool :** Communal

**Garden :** Communal

**House area :** 85 m<sup>2</sup>

**Airport :** 10 Km



Gymnasium

Everything is designed to enjoy maximum space, relaxation and comfort, in harmony with nature, just 400 metres walk from the huge beach of Vera known as El Playazo. The typologies are ground floor apartments that have two private gardens, one in each orientation, allowing you to enjoy sun or shade whenever you want depending on the time of day or the season of the year. The first floors have terraces and the penthouses have large solariums with panoramic views of the sea and the surrounding area.

### OUTDOOR AREAS

Both the buildings and the homes have a series of bioclimatic architectural features (orientation, insulation, windows and blinds, pergolas) that allow for optimal natural regulation of ventilation, temperature and light throughout the different seasons of the year. The communal areas are made up of pedestrian squares and green areas, with a large swimming pool for adults and another for children in the central square. The entire development is free of architectural barriers for the disabled.

### INDOOR AREAS

These homes offer extra high ceilings (2.95 m), creating a sense of spaciousness. The kitchen is fully integrated into the living-dining room with an elegant breakfast bar. White lacquered doors and built-in wardrobes, laminate wood flooring and ducted hot and cold air-conditioning system. Aerothermics is used for hot water, saving 70% of electricity. Low consumption digital radiators in living room and bedrooms. Bathrooms with shower, built-in mirrors, stone worktops and glass screens. Electric blinds in living room and master bedroom. Gardens and solarium with artificial grass and paving. Includes private parking space and independent lift.

### COMMON AREAS

This development offers an exceptional lifestyle with a relaxing swimming pool, private garage for your convenience, lift for easy access, gym to keep you fit, 24 hour security, video entry phone for added security, extensive green areas and manicured gardens to enjoy nature, a solarium for sunbathing and breathtaking views. It is a place where comfort and luxury merge to give you an unrivalled experience.

### VERA

Vera, in the province of Almería, is known for its fine sandy beaches and peaceful atmosphere. It is an attractive tourist destination for its long beaches such as El Playazo Beach and Puerto Rey Beach, ideal for enjoying the sun and the crystal clear waters of the Mediterranean. Tourism in Vera focuses on its beaches and resorts, offering a variety of water activities and beach sports. In addition, its naturist atmosphere in some areas attracts those looking for more alternative tourism. The lifestyle in Vera is relaxed and sea-oriented. Residents and visitors enjoy a laid-back lifestyle, with an emphasis on water activities, local festivities and a gastronomic offer based on seafood. Vera offers a serene beach atmosphere in its beautiful gardens, beaches and relaxed life on the beautiful coast of the province of Almería.



