



ALBANIA · VLORA

# Maëlle

Two-bedroom villa at the Aqua Marine Residence, Vlorë

GUIDE PRICE

€ 464,500

ALEKSANDËR MOISIU STREET, UJI I FTOHTË, VLORA

## Maëlle

A 92.9 m<sup>2</sup> two-bedroom (2+1) villa in the Aqua Marine Residence, a private gated residence on the shore at the southern edge of Vlorë, beside the Marina Bay resort. The villa is sold fully furnished and equipped as photographed, with a garage parking space. The residence keeps an adult pool, a children's pool and its own access to the beach below. The asking price is €464,500.

Two bedrooms, two bathrooms and an open-plan living room with a fitted kitchen. A glazed veranda gives further dining and seating space, and the balcony looks over the residence pool to the sea. Air-conditioning throughout; the furniture and appliances are included in the sale, and a garage parking space comes with the villa.

### SPECIFICATION

|               |                           |
|---------------|---------------------------|
| Property type | Villa                     |
| Bedrooms      | 2+1                       |
| Bathrooms     | 2                         |
| Size          | 92.9 m <sup>2</sup> built |
| Parking       | 1 garage space included   |



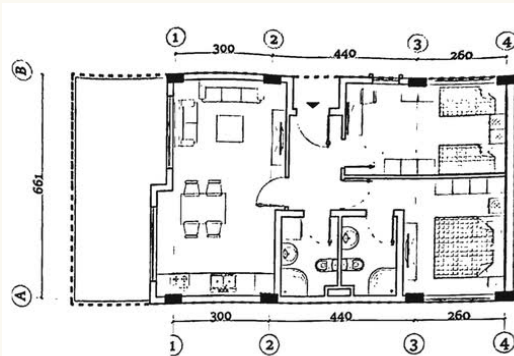
The open-plan living room



The glazed veranda



The fitted kitchen



Floor plan



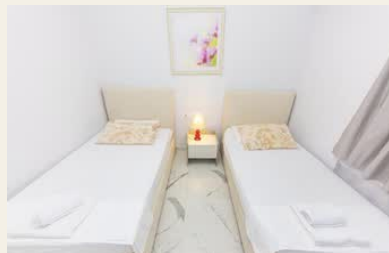
The living room, furnished as ph...



The balcony, over the residenc...



The double bedroom



The twin bedroom



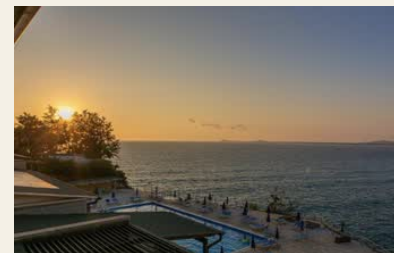
One of the two bathrooms



The second bathroom



The residence pool, above the s...



Evening over the residence pools



Walkways through the residenc...

#### DETAIL

Condition

*Good*

Furnishing

*Furnished*

Reference

*TIR-0020*

#### LOCATION

In the Aqua Marine Residence on Aleksandër Moisiu Street, on the coast at the southern edge of Vlora beside the Marina Bay resort. The residence is gated, with landscaped walkways, pools for adults and children and steps down to the shore; Liro Beach and a row of waterfront restaurants are within a short walk. The position is marked on the map.