

## 60 m<sup>2</sup> STUDIO IN CAESAR RESORT PHASE 4 (VAT included)

60 m<sup>2</sup>; STUDIO IN CAESAR RESORT PHASE 4 This studio with a separate space for bed, making it almost like a one-bedroom for the price of a studio, is located in the sought-after Long Beach area, on Caesar Resort phase 4, with many facilities included in the monthly maintenance fee: gym membership, access to indoor pool and sauna, children's playgrounds and kids club. Closed area is 52 m<sup>2</sup>; and terrace area is 8.2 m<sup>2</sup>. This property is oriented to face the new pool and entertainment area, hence making it a great 'buy to let' investment. Signing up with a good management system, you may receive a steady income from daily and weekly rentals received from tourists, or you may go long-term and rent it out to receive 6 months or a year of rentals in advance. As for a potential full-time residency, the large area of this studio unit, as well as the space allocated for the bed, make it no different than a one-bedroom apartment, for the price of a studio. Included in the price are:  New Caesar contract  5% VAT  Electricity connection  Water connection Total living area is 60 m<sup>2</sup>; the unit has been newly delivered, never lived in before, and is ready to be transferred to the new owner. Maintenance fee for large studio is £63 per month or £756 per year for the 2024-2026 period. Site facilities:  Walking distance to the beach  Many outdoor pools  Indoor pool  Gym & Sauna  Spa  On-Site Cafes and Restaurants  Children's playgrounds  Kids Club  Shuttle service to other Caesar sites





