

**Sales - House - Estepona**  
**480.000€**

**www.mibgroup.es**  
**+34 662 58 96 58**  
**info@mibgroup.es**



**Ref.-ID: MIBGR5298676**

**Estepona**

**House**

**Community: 3,312 EUR / year**

**IBI: 540 EUR / year**

**Rubbish: 129 EUR / year**



**3**



**2.5**



**142 m2**

New Exclusive Listing – Semi-Detached Townhouse This beautiful semi-detached townhouse is set within a quiet cul-de-sac, forming part of a small and peaceful community. Ideally positioned, the property overlooks the large communal garden and impressive swimming pool, creating a tranquil and attractive setting. The home is generously sized and perfectly proportioned throughout. As a semi-detached property with a desirable south to south-west orientation, it benefits from windows and doors on multiple sides, allowing an abundance of natural light to fill the interior. A welcoming entrance hall leads into a spacious lounge and dining area featuring a fireplace and double doors opening onto a recently renovated patio. From here, the property enjoys views over the large south/south-west facing garden, with partial sea views visible from the ground floor terrace and from upstairs bedroom.. The kitchen has been recently refurbished and is exceptionally spacious, fully equipped with new appliances and designed for both practicality and style. A guest toilet is conveniently located on the ground floor. A marble staircase leads to the upper floor, where high vaulted ceilings enhance the sense of space. The master bedroom is well-proportioned and features an en-suite bathroom. An unusually wide hallway leads to two additional bedrooms and a family bathroom. The property further benefits from a carport directly outside the house, along with additional parking for a second vehicle and potentially a motorbike. The location is ideal, close to all amenities including shopping centres, shops, golf courses, and a popular weekly market. The beach is also within walking distance, making this an excellent choice for both permanent living and a holiday home.

<b>Setting</b> <ul style="list-style-type: none"><li>✓ Close To Shops</li><li>✓ Close To Sea</li><li>✓ Close To Town</li><li>✓ Close To Schools</li></ul>	<b>Orientation</b> <ul style="list-style-type: none"><li>✓ South</li></ul>	<b>Condition</b> <ul style="list-style-type: none"><li>✓ Excellent</li><li>✓ Recently Renovated</li></ul>	<b>Pool</b> <ul style="list-style-type: none"><li>✓ Communal</li></ul>	<b>Climate Control</b> <ul style="list-style-type: none"><li>✓ Air Conditioning</li><li>✓ Fireplace</li></ul>	<b>Views</b> <ul style="list-style-type: none"><li>✓ Sea</li><li>✓ Garden</li><li>✓ Pool</li></ul>
<b>Features</b> <ul style="list-style-type: none"><li>✓ Covered Terrace</li><li>✓ Near Transport</li><li>✓ Ensuite Bathroom</li><li>✓ Marble Flooring</li><li>✓ Double Glazing</li><li>✓ Fiber Optic</li></ul>	<b>Furniture</b> <ul style="list-style-type: none"><li>✓ Optional</li></ul>	<b>Garden</b> <ul style="list-style-type: none"><li>✓ Communal</li></ul>	<b>Parking</b> <ul style="list-style-type: none"><li>✓ Covered</li><li>✓ More Than One</li></ul>	<b>Utilities</b> <ul style="list-style-type: none"><li>✓ Electricity</li><li>✓ Drinkable Water</li></ul>	