



Sales - House - Estepona  
**410.000€**

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**Ref.-ID: MIBGR5320927**

**Estepona**

**House**

**Community: 960 EUR / year**

**IBI: 680 EUR / year**



**3**



**3**



**160 m2**

IDEAL INVESTMENT. - Townhouse for sale in the Atalaya area with great potential, currently undergoing renovation, ideal for personalizing to your taste and turning it into your dream home. Distributed over 3 levels, the property offers an excellent structure and spacious rooms. Main floor: Bright, very spacious living-dining room with fireplace, opening onto a magnificent terrace-porch and the communal garden with swimming pool, ideal for keeping an eye on the little ones. Kitchen and guest toilet on the same floor. First floor: 3 bedrooms, the master bedroom with ensuite bathroom, the other 2 bedrooms are also very good size and share a bathroom. Basement: Approximately 50 m2, with a storage area that has great potential to even accommodate a 4th bedroom. Currently, it is used as a TV room and office. Includes 1 underground parking space. Located just 10 minutes from the centers of Marbella and Estepona, with easy access to amenities, schools, supermarkets, golf courses, and the beach. Situated in a magnificent residential area within a family-friendly community, with few neighbors and a distinctly Mediterranean atmosphere. An excellent opportunity for a permanent residence, a second home, or an investment. Call us and we'll be happy to schedule your visit!

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|---|---|--|--|--|--|
| <p><b>Setting</b></p> <ul style="list-style-type: none"> <li>✓ Commercial Area</li> <li>✓ Close To Shops</li> <li>✓ Close To Sea</li> <li>✓ Close To Town</li> <li>✓ Close To Schools</li> <li>✓ Close To Marina</li> <li>✓ Urbanisation</li> </ul>   | <p><b>Orientation</b></p> <ul style="list-style-type: none"> <li>✓ South</li> </ul>         | <p><b>Condition</b></p> <ul style="list-style-type: none"> <li>✓ Good</li> </ul>       | <p><b>Pool</b></p> <ul style="list-style-type: none"> <li>✓ Communal</li> </ul>                      | <p><b>Climate Control</b></p> <ul style="list-style-type: none"> <li>✓ Air Conditioning</li> <li>✓ Hot A/C</li> <li>✓ Cold A/C</li> <li>✓ Fireplace</li> </ul> | <p><b>Views</b></p> <ul style="list-style-type: none"> <li>✓ Mountain</li> <li>✓ Garden</li> </ul>   |
| <p><b>Features</b></p> <ul style="list-style-type: none"> <li>✓ Covered Terrace</li> <li>✓ Fitted Wardrobes</li> <li>✓ Near Transport</li> <li>✓ Private Terrace</li> <li>✓ WiFi</li> <li>✓ Ensuite Bathroom</li> <li>✓ Barbeque</li> <li>✓ Restaurant On Site</li> <li>✓ Basement</li> </ul> | <p><b>Furniture</b></p> <ul style="list-style-type: none"> <li>✓ Fully Furnished</li> </ul> | <p><b>Kitchen</b></p> <ul style="list-style-type: none"> <li>✓ Fully Fitted</li> </ul> | <p><b>Garden</b></p> <ul style="list-style-type: none"> <li>✓ Communal</li> <li>✓ Private</li> </ul> | <p><b>Security</b></p> <ul style="list-style-type: none"> <li>✓ Gated Complex</li> <li>✓ Entry Phone</li> </ul>  | <p><b>Parking</b></p> <ul style="list-style-type: none"> <li>✓ Underground</li> <li>✓ Garage</li> <li>✓ Street</li> <li>✓ Private</li> </ul> |
| <p><b>Category</b></p> <ul style="list-style-type: none"> <li>✓ Bargain</li> <li>✓ Golf</li> <li>✓ Holiday Homes</li> <li>✓ Investment</li> </ul>   |   |  |  |  |  |