



**Ref.-ID: R4325068**

**Estepona**

**House**

**Community: 1,380 EUR / year IBI: 1,260 EUR / year**

**Rubbish: 171 EUR / year**



**4**



**4**



**325 m2**



**213 m2**

Fantastic semi-detached house with 4 bedrooms, 4 bathrooms + independent multipurpose room in the basement, on the front line of golf with views of the golf course and lateral views of the sea. The house has 325 m2 built on a 213 m2 plot. South and west orientation. It is in a gated community with a communal pool and ample parking in front of the house above ground within the development. It has a laundry room, storage room, front patio and a private garden, Semi-basement floor: 65m2 open plan with natural light, window and bathroom (currently with a separation made to give 1 bedroom with a large closet, plus a large multipurpose room) Closed storage room under stairs in the basement. Ground Floor: 30m2 access patio with fountain (6.54m2 covered) + 69m2 of housing (hall, toilet, kitchen, living room) + 14.46m2 of covered terrace + 60m2 garden First Floor: 78m2 of housing (master bedroom with en-suite bathroom and dressing room, two single bedrooms and secondary bathroom) + 14.46m2 of private terrace in master bedroom Solarium Plant: 78.10m2 of which 12m2 is closed for laundry room Just 3 km from school, beach, shopping center, high-resolution hospital, hotels and golf courses, and 10km from the center of Estepona. First line golf with open and clear views. Great peace of mind In a new expansion area of Estepona under development.

**Setting**

- ✓ Close To Port
- ✓ Close To Sea
- ✓ Close To Town
- ✓ Close To Schools
- ✓ Close To Forest
- ✓ Close To Marina
- ✓ Urbanisation

**Features**

- ✓ Covered Terrace
- ✓ Fitted Wardrobes
- ✓ Private Terrace
- ✓ Solarium
- ✓ Satellite TV
- ✓ WiFi
- ✓ Games Room
- ✓ Storage Room
- ✓ Utility Room
- ✓ Ensuite Bathroom
- ✓ Marble Flooring
- ✓ Double Glazing
- ✓ Basement
- ✓ Fiber Optic

**Utilities**

- ✓ Electricity
- ✓ Drinkable Water
- ✓ Telephone

**Orientation**

- ✓ South
- ✓ South West
- ✓ West

**Furniture**

- ✓ Not Furnished

**Category**

- ✓ Bargain
- ✓ Golf
- ✓ Holiday Homes

**Condition**

- ✓ Excellent

**Kitchen**

- ✓ Fully Fitted

**Pool**

- ✓ Communal

**Garden**

- ✓ Private

**Climate Control**

- ✓ Air Conditioning
- ✓ Hot A/C
- ✓ Central Heating
- ✓ Fireplace
- ✓ U/F Heating

**Security**

- ✓ Gated Complex
- ✓ Electric Blinds
- ✓ Entry Phone
- ✓ Safe

**Views**

- ✓ Sea
- ✓ Mountain
- ✓ Golf
- ✓ Country
- ✓ Garden

**Parking**

- ✓ Communal
- ✓ Private