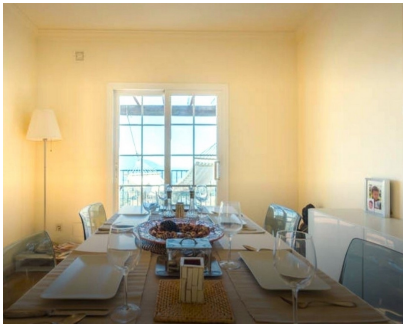


**Sales - House - La Mairena**  
**467.000€**

**www.arbatstates.com**  
**+34 606 84 36 45**  
**+34 602 51 80 97**  
**info@arbatstates.com**



**Ref.-ID: R4650547**

**La Mairena**

**House**

**Community: 1,368 EUR / year**

**IBI: 790 EUR / year**

**Rubbish: 260 EUR / year**



**4**



**3.5**



**368 m2**

For sale is a semi-detached house built in 2005, situated in a countryside setting with views of the sea, golf course, coast, and mountains. This spacious property spanning 368m<sup>2</sup> features 4 bedrooms and 4 bathrooms spread across two floors plus a basement. The basement, measuring 159m<sup>2</sup>, accommodates a two-car garage, and a 15m<sup>2</sup> storage room, and offers the possibility of installing home automation, as pre-installation is in place. The main garage covers an area of 111m<sup>2</sup>, while the second garage is 98m<sup>2</sup>. Additional amenities include hot/cold air conditioning, an automatic irrigation system, a grill/barbecue area, underfloor heating, and a fireplace in the living room. The house is equipped with fitted wardrobes in all bedrooms and wooden flooring in some areas. Outside, there are two terraces, an interior patio, a low-maintenance garden, and access to a large community area. Furthermore, the property is close to a golf course, schools, tennis, and paddle tennis courts, making it an ideal choice for families. With its location in an exclusive and sought-after area, this well-maintained residence represents an excellent investment opportunity, whether for rental purposes or those seeking a tranquil lifestyle close to nature. Additionally, there is the potential to expand the property with an already planned attic and a room designated for laundry purposes. Townhouse, Countryside, Fitted Kitchen, Parking: Garage, Views: Mountains Features: 5-10 minutes to Golf Course, Air Conditioning, Air Conditioning Hot/Cold, Automatic Irrigation System, Barbecue, Close to schools, Conveniently Situated Tennis, Covered Terrace, Double Glazing, Easily maintained gardens, En suite bathroom, Exclusive Development, Fireplace, Fitted Wardrobes, Full of Character, Garage, Good Rental Potential, Good Road Access, Ideal Family Home, Ideal for Country Lovers, Investment Property, Laundry room, Living room, Living room with fireplace, Patio, Popular Urbanisation, Possibility of extension, Quality Residence, Solarium, Sought After Area, Toilet, Video Cameras, Video entry system, Wood Flooring

**Setting**

✓ Country

**Orientation**

✓ East

**Climate Control**

✓ Air Conditioning

✓ Hot A/C

✓ Fireplace

**Views**

✓ Mountain

**Features**

✓ Covered Terrace

✓ Fitted Wardrobes

✓ Solarium

✓ Utility Room

✓ Ensuite Bathroom

✓ Wood Flooring

✓ Barbeque

✓ Double Glazing

**Kitchen**

✓ Fully Fitted

**Security**

✓ Entry Phone

**Parking**

✓ Garage