

Sales - House - Coín  
**95.000€**

[www.arbatstates.com](http://www.arbatstates.com)  
 +34 606 84 36 45  
 +34 602 51 80 97  
[info@arbatstates.com](mailto:info@arbatstates.com)



Ref.-ID: R4895980

Coín

House

IBI: 150 EUR / year

Rubbish: 90 EUR / year



1



1



50 m2

Discover this charming little town house in the heart of Coín! Perfect for both a first home and an investment, this property offers a return of up to 8%. The property, of 50 useful meters distributed over three cozy floors, has been designed taking advantage of every corner, offering maximum comfort and functionality. The first floor, with access at street level, is currently only used as a kitchen, fully equipped and with the possibility of enabling it with a living room - kitchen. The second floor, which we access via a spiral staircase, is full of light thanks to two large windows, and is currently equipped as a living room, along with a modern bathroom with a shower and laundry area. On the third floor, we will find a large double room with wooden ceilings, providing a rustic and elegant touch. The house has everything you need to move in and is equipped with hot and cold split air conditioning on the first and third floors, providing extra comfort at any time of the year. Built in 1945, this house has been carefully renovated maintaining details of its original state.

**Setting**

- ✓ Village
- ✓ Mountain Pueblo
- ✓ Close To Shops
- ✓ Close To Schools

**Kitchen**

- ✓ Fully Fitted

**Condition**

- ✓ Excellent
- ✓ Good
- ✓ Recently Renovated
- ✓ Recently Refurbished

**Parking**

- ✓ Street

**Climate Control**

- ✓ Hot A/C
- ✓ Cold A/C

**Utilities**

- ✓ Electricity
- ✓ Drinkable Water

**Views**

- ✓ Port
- ✓ Street

**Category**

- ✓ Cheap
- ✓ Investment

**Features**

- ✓ Double Glazing
- ✓ Courtesy Bus

**Furniture**

- ✓ Fully Furnished