



## Detached Villa for sale in Coín, Coín

545,000 €

Reference: R4918309 Bedrooms: 6 Bathrooms: 3 Plot Size: 3,556m<sup>2</sup> Build Size: 291m<sup>2</sup>







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## Valle del Guadalhorce, Coín

Charming Rustic Home with Distinctive Character - Step into this inviting 6 bedroom rural property, blending rustic charm with modern comfort. Renovated and expanded between 2002-2007, this spacious equestrian home features beautiful details, including warm terracotta tile flooring, exposed wooden beams, and unique textured walls that exude a comfortable Mediterranean vibe. The interior boasts a spacious living area with ample natural light, creating a welcoming ambiance. Vaulted ceilings on both lower and upper floor enhance the sense of space, while traditional wooden doors add a touch of authenticity. The property's layout is both practical and versatile, offering comfortable family living, including plenty of space for guests and home offices. The walled property houses 2 separate patios at the front of the building, a generous covered rear terrace perfect for outdoor entertaining, and a large private swimming pool with outdoor kitchen adjacent. With a south-facing orientation, views are across the breathtaking countryside, overlooking the property's well-maintained paddock, stables and tack room (fully serviced with electricity and hot/cold water). An OCA license for 5 horse has been granted. Various outbuildings, storage and functional workshops complete the property. The current owners have an ongoing contract to rent additional land from a neighbouring property, which can be transferable. With its distinctive character and flexible spaces, this villa offers the ideal combination of charm and functionality. Perfect for those seeking a home with warmth and individuality, this is a rare find that must be seen to be fully appreciated. Located in one of the Valle del Guadalhorce's most beautiful areas, next to the unspoilt Rio Grande, just 12 minutes' drive (6km) from Coín's supermarkets, shopping centre and great selection of bars, restaurants, schools and facilities. Pre-AFO obtained.



## Features:

### Features

Covered Terrace  
Private Terrace  
Storage Room  
Ensuite Bathroom  
Double Glazing  
WiFi  
Stables

### Views

Panoramic  
Country  
Garden  
Pool

### Pool

Private  
Garden  
Private

### Category

Resale

### Orientation

South

### Setting

Close To Town  
Country

### Furniture

Optional

### Parking

Open  
More Than One

### Energy Rating

E

### Climate Control

Air Conditioning  
Fireplace

### Condition

Excellent

### Kitchen

Fully Fitted

### Utilities

Electricity

### CO2 Emission Rating

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