



## Townhouse for sale in Estepona, Estepona

445.000 €

Referentie: R4989478 Slaapkamers: 2 Badkamers: 2 Perceelgrootte: 77m<sup>2</sup> Terras: 12m<sup>2</sup>





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## Costa del Sol, Estepona

SECOND LINE BEACH 2 BED/2 BATH TOWNHOUSE – ESTEPONA PROMENADE! Immaculately maintained and upgraded family townhouse less than 2 minutes walking distance from the emblematic Mirador de Estepona, the new promenade and the beach! Nestled in a quiet street and enjoying a south orientation, with no tall buildings nearby to shadow it, the house was refurbished and just needs cosmetic upgrades. It would, however, allow for a vertical extension to be built in, subject to the current regulations and building ratios. Currently the house is built on 3 floors. The ground floor houses the living room, an unusually large kitchen with dining table and exit to a pantry/laundry room plus a full bathroom. Upstairs we find 2 good size bedrooms. One of them faces north and has a walk-in wardrobe and exit to a patio from where a ladder gives access to the solarium/roof area. Here is where a more accessible terrace with stunning sea views could be developed. The other bedroom has a south facing balcony and sea views. There is a full bathroom servicing this floor. The family home has been regularly maintained and upgraded by the current owners and is in perfect working order, ready to be lived in and enjoyed. A fantastic opportunity for non-EU citizens to secure their Golden Visa status before it is withdrawn next month.



## Kenmerken:

### Extra's

Nabij vervoer  
Dubbele beglazing  
Inbouwkasten  
Zonbank  
WiFi  
Bijkeuken

### Ligging

Dicht bij strand  
Dichtbij haven  
Dichtbij zee  
Dicht bij winkels  
Dichtbij scholen  
Stad  
Dichtbij jachthaven

### Keuken

Volledig ingerichte keuken

### Categorie

Investering  
Aan zee  
Bestaande bouw

### Zonorientatie

zuiden

### Huidige Staat

Goede conditie

### Parkeergelegenheid

parkeren op straat

### Energiebeoordeling

D

### Uitzicht

Zeezicht  
uitzicht op het strand  
Port Bekeken  
Urban Bekeken  
street Views

### Meubilering

Volledig gemeubileerd  
optioneel Furniture

### Voorzieningen

Elektriciteit  
Drinkwater  
CO2 Emission Rating  
D