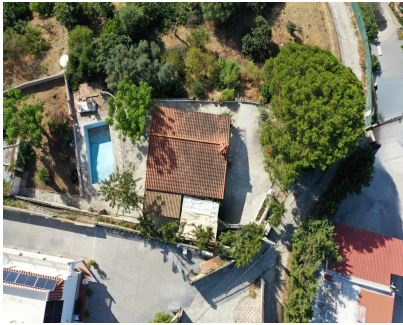


**Sales - Commercial - Estepona**  
**490.500€**



**Ref.-ID: R4855177**

**Estepona**

**Commercial**



**2**



**1**



**111 m2**



**2760 m2**

Located in the charming area of Seghers, in Estepona, this large rustic estate of 2,760 m<sup>2</sup> offers a unique opportunity to enjoy the tranquility of the countryside without giving up the proximity of essential services. The spacious plot offers a green space to enjoy the outdoors, featuring a country house with a built area of 111.6 m<sup>2</sup>, ideal for those seeking a cozy home in a rural rustic environment yet close to local amenities. The covered porch with a barbecue area, approximately 30 m<sup>2</sup>, provides a perfect outdoor space for family gatherings or simple recreation, and frames the access to the living room with a fireplace integrated into an open space with a dining area and open kitchen with an island. The house has two bedrooms, both with built-in wardrobes offering ample storage space, and a bathroom with a shower. The house is equipped with air conditioning. On the side, next to the porch, you can enjoy a 27 m<sup>2</sup> pool, while there is a covered parking area with a workshop and storage room. The house is in excellent condition and with just a slight renovation and adaptation to a modern style, it could further enhance its potential and value to easily become a dream cottage. The proximity to the beach, the port, the center, shops, restaurants, schools, and the port, make this property an excellent option for those seeking a rustic home in a privileged location, with all amenities within reach.

- Setting**
- ✓ Close To Port
  - ✓ Close To Shops
  - ✓ Close To Sea
  - ✓ Close To Town
  - ✓ Close To Schools

- Garden**
- ✓ Private

- Condition**
- ✓ Renovation Required

- Pool**
- ✓ Private

- Climate Control**
- ✓ Air Conditioning
  - ✓ Fireplace

- Views**
- ✓ Mountain
  - ✓ Panoramic

- Features**
- ✓ Covered Terrace
  - ✓ Near Transport
  - ✓ Private Terrace
  - ✓ Barbeque