

## Sales - House - Coín

### 295.000€



**Ref.-ID: R5063842**

**Coín**

**House**

**Community: 480 EUR / year**

**IBI: 718 EUR / year**



**3**



**2**



**191 m2**



**634 m2**

A charming three-bedroom villa with the potential to create a fourth bedroom is located on a very residential urbanisation (Miralmonte) on the outskirts of the village (on a bus route) and close to the neighbouring pueblo of Alhaurin El Grande. The property comprises a covered terrace, conservatory, open lounge/diner with feature fireplace, fully fitted kitchen, three double bedrooms with fitted wardrobes, family bathroom with large walk-in shower, and guest shower room. There is a large room accessed from the outside that would easily convert into a fourth bedroom and benefit from a large storage room. Outdoors is a private swimming pool with a retractable cover to help retain the heat and keep the water clean, as well as various private seating areas with low maintenance gardens and a storage room. The features include fitted wardrobes, a feature fireplace, storage, double glazing, air conditioning, private parking, an automatic entrance gate, a conservatory, water storage, close to transport and a covered terrace. The property is in a great location, benefiting from several restaurants within walking distance, both the coast and Malaga airport within a 30-minute drive. An early inspection is highly recommended to appreciate this well presented property. Detached Villa, Coín, Costa del Sol. 3 Bedrooms, 2 Bathrooms, Built 191 m<sup>2</sup>, Garden/Plot 634 m<sup>2</sup>. Setting : Urbanisation. Condition : Excellent. Pool : Private. Climate Control : Air Conditioning, Fireplace. Views : Mountain, Country, Panoramic, Garden, Pool. Features : Covered Terrace, Fitted Wardrobes, Near Transport, Private Terrace, Storage Room. Furniture : Optional. Garden : Private. Parking : Open, More Than One, Private. Utilities : Electricity. Category : Resale.

**Setting**  
✔ Urbanisation

**Condition**  
✔ Excellent

**Pool**  
✔ Private

**Climate Control**  
✔ Air Conditioning  
✔ Fireplace

**Views**  
✔ Mountain  
✔ Country  
✔ Panoramic  
✔ Garden  
✔ Pool

**Features**  
✔ Covered Terrace  
✔ Fitted Wardrobes  
✔ Near Transport  
✔ Private Terrace  
✔ Storage Room

**Furniture**  
✔ Optional

**Garden**  
✔ Private

**Parking**  
✔ Open  
✔ More Than One  
✔ Private

**Utilities**  
✔ Electricity

**Category**  
✔ Resale