

## Sales - House - Estepona

# 695.000€



**Ref.-ID: R5362441**

**Estepona**

**House**

**IBI: 300 EUR / year**

**Rubbish: 90 EUR / year**



**2**



**2**



**241 m2**



**2800 m2**

Charming country house located on the outskirts of Estepona, just a 5-minute drive from the town centre, where you will find all kinds of services and amenities. The property sits on a spacious 2,800 m<sup>2</sup> rectangular plot, offering privacy and a wide range of possibilities. The house, measuring 90 m<sup>2</sup>, has been recently renovated and comprises two double bedrooms, one full bathroom inside the house and a second bathroom with independent access from the terrace, ideal for use by the pool area or for guests. It also features a bright living-dining room with a fireplace and air conditioning, seamlessly connected to a fully equipped open-plan kitchen. The property benefits from high-quality features such as porcelain flooring, fibre optic internet, double-glazed windows, shutters, and mosquito screens, ensuring comfort throughout the year. Outside, there is a spacious 40 m<sup>2</sup> front porch with a barbecue area, perfect for enjoying the natural surroundings, as well as a smaller rear porch. The property also includes covered parking for two vehicles, with additional space on the plot for several more. Separately, there is a large storage/laundry room with great potential to be converted into an additional bedroom, studio, or guest accommodation. The estate includes a private 40 m<sup>2</sup> swimming pool and excellent equestrian facilities: stables for up to 5 horses, a tack room, and a 66 m<sup>2</sup> riding arena. The rest of the land is planted with a variety of fruit trees, including avocados, lemon trees, mango trees, and orange trees, creating a natural and productive environment. An ideal property both as a permanent residence, thanks to its proximity to the town, or as a second home to enjoy the countryside.

**Setting**

- ✓ Country
- ✓ Close To Town
- ✓ Close To Schools

**Features**

- ✓ Covered Terrace
- ✓ Fitted Wardrobes
- ✓ Private Terrace
- ✓ Storage Room
- ✓ Utility Room
- ✓ Barbeque
- ✓ Double Glazing
- ✓ Stables
- ✓ Fiber Optic

**Utilities**

- ✓ Electricity
- ✓ Drinkable Water

**Orientation**

- ✓ South East

**Furniture**

- ✓ Part Furnished

**Category**

- ✓ Distressed

**Condition**

- ✓ Good

**Kitchen**

- ✓ Fully Fitted

**Pool**

- ✓ Private

**Garden**

- ✓ Private

**Climate Control**

- ✓ Air Conditioning
- ✓ Fireplace

**Security**

- ✓ Alarm System

**Views**

- ✓ Mountain
- ✓ Country

**Parking**

- ✓ Covered
- ✓ More Than One