

**Sales - House - Atalaya**  
**690.000€**

**www.arbatestates.com**  
**+34 606 84 36 45**  
**+34 602 51 80 97**  
**info@arbatestates.com**



**Ref.-ID: R4973668**

**Atalaya**

**House**

**Community: 1,800 EUR / year IBI: 1,101 EUR / year**

**Rubbish: 165 EUR / year**



**3**



**3**



**204 m2**



**612 m2**

UNIQUE OPPORTUNITY! HOUSE FOR SALE IN THE ATALAYA AREA Discover your new home in a prime location! This bright and spacious townhouse offers an unparalleled living experience, just minutes from the beach, restaurants, shops, and cafés. A true haven of peace and comfort. Spread over two floors, the ground floor features a spacious, fully equipped open kitchen that connects perfectly with a bright living room with a fireplace. From here, you access an impressive private terrace and a garden of over 300 m², ideal for enjoying the outdoors. The exterior space includes a lawn area, a covered terrace, and a path leading directly to the communal pool. Additionally, on this floor, there is a convenient guest toilet and built-in wardrobes at the entrance. On the upper floor, you'll find three spacious bedrooms, including a stylish master bedroom with an en-suite bathroom and access to a sunny terrace with views. The other two guest bedrooms share a full bathroom, both with underfloor heating for your comfort. The entire property is equipped with air conditioning in all rooms and shutters on the windows, ensuring comfort at all times. It also offers private parking within the plot and is located in a small exclusive community of only 5 homes, guaranteeing privacy and tranquility. Perfect as a vacation home or permanent residence! Don't miss this opportunity, your new home is waiting for you!

<b>Setting</b> <ul style="list-style-type: none"><li>✓ Commercial Area</li><li>✓ Close To Golf</li><li>✓ Close To Shops</li><li>✓ Close To Town</li><li>✓ Close To Schools</li><li>✓ Urbanisation</li></ul>	<b>Orientation</b> <ul style="list-style-type: none"><li>✓ South</li></ul>	<b>Condition</b> <ul style="list-style-type: none"><li>✓ Good</li></ul>	<b>Pool</b> <ul style="list-style-type: none"><li>✓ Communal</li></ul>	<b>Climate Control</b> <ul style="list-style-type: none"><li>✓ Air Conditioning</li><li>✓ Hot A/C</li><li>✓ Cold A/C</li><li>✓ Fireplace</li><li>✓ U/F/H Bathrooms</li></ul>	<b>Views</b> <ul style="list-style-type: none"><li>✓ Urban</li><li>✓ Street</li></ul>
<b>Features</b> <ul style="list-style-type: none"><li>✓ Covered Terrace</li><li>✓ Fitted Wardrobes</li><li>✓ Private Terrace</li><li>✓ Marble Flooring</li><li>✓ Double Glazing</li></ul>	<b>Furniture</b> <ul style="list-style-type: none"><li>✓ Part Furnished</li></ul>	<b>Kitchen</b> <ul style="list-style-type: none"><li>✓ Fully Fitted</li></ul>	<b>Garden</b> <ul style="list-style-type: none"><li>✓ Private</li></ul>	<b>Parking</b> <ul style="list-style-type: none"><li>✓ Private</li></ul>	<b>Utilities</b> <ul style="list-style-type: none"><li>✓ Electricity</li></ul>