

Продажа - Дом - Estepona  
**659.000€**

[www.arbatstates.com](http://www.arbatstates.com)  
 +34 606 84 36 45  
 +34 602 51 80 97  
[info@arbatstates.com](mailto:info@arbatstates.com)



Ref.-ID: R4849066

Estepona

Дом

Коммунальные: 2,448 EUR / год

ИБИ: 166 EUR / год

Мусор: 743 EUR / год



3



3



320 m2

!!! NEW ON THE MARKET!!! Beautiful four-story townhouse, with three large rooms, located in the La Reserva de Atalaya urbanization made up of 20 semi-detached homes. Magnificent urbanization, with two large community pools, one for the little ones and the other for adults. Lush and very well maintained gardens. Ideal to enjoy the Mediterranean climate. In addition, it is located a few kilometers from Puerto Banús and Marbella, as well as the prestigious golf courses in the area. As for nearby services, there is a playground nearby, public transport, close to the beach by car, and the proximity of a private school less than 10 kilometers away. You can also find a shopping center nearby. The urbanization is known for its tranquility and charm. Surrounded by nature and close to everything you need, it is the ideal place to enjoy a relaxed and pleasant life. In addition, the proximity to Puerto Banús and Marbella offers a wide variety of leisure options, restaurants and luxury shops. On the ground floor we will find a private parking with the capacity to store two vehicles and at the same time a storage room. The next floor is distributed by a guest toilet, an equipped kitchen and a large living-dining room that connects to a private terrace. On the next floor we find 3 large bedrooms, each room has its own private balcony, with two bathrooms. The main room has its private bathroom, while the two other rooms share the other bathroom. On the fourth floor we already find a private and sunny solarium. Some neighbors have closed it and built another room. This great opportunity is perfect to be a family home or a great investment as it has a lot of potential. Thank you for reading our property.

**Расположение**

- ✓ Город
- ✓ Близко к школам
- ✓ Урбанизация

**Состояние**

- ✓ Отличное
- ✓ Хорошее

**бассейн**

- ✓ Общий
- ✓ Детский бассейн

**Климат-контроль**

- ✓ Кондиционер
- ✓ Кондиционер холодного воздуха
- ✓ Кондиционер горячего воздуха

**ВИД**

- ✓ Сад

**Особенности**

- ✓ Встроенные шкафы
- ✓ Приватная терраса
- ✓ Солярий
- ✓ Спутниковое телевидение
- ✓ Кладовка
- ✓ Ванная комната
- ✓ Мраморные полы

**Мебель**

- ✓ Без мебели

**Сад**

- ✓ Общественный
- ✓ Приватный

**меры безопасности**

- ✓ Огражденный комплекс
- ✓ Домофон
- ✓ Сигнализация

**Парковка**

- ✓ Подземная
- ✓ Гараж
- ✓ Более чем один
- ✓ Приватная

**Категория**

- ✓ Выгодное предложение
- ✓ Инвестиции