



House in San Luis de Sabinillas

Bedrooms **3** Bathrooms **3** Built **129m2** Plot **266m2**

R4849939

House

San Luis de Sabinillas

399.999€

This charming detached villa located in the heart of San Luis de Sabinillas offers the epitome of convenient coastal living. Situated within easy walking distance to shops, bars, and restaurants, as well as being just a leisurely stroll away from the pristine blue flag sandy beach, this property boasts an enviable location for those seeking the Mediterranean lifestyle. The villa itself features 3 bedrooms and 3 bathrooms spread across a generous built area of 126 m², set on a well-maintained garden plot of 220 m². Its prime orientation to the south-east and south ensures ample natural light throughout the day. The property enjoys a reasonable condition and offers access to a communal pool, perfect for refreshing dips on warm summer days. Climate control is provided by air conditioning, both hot and cold, ensuring year-round comfort. Views of Sabinillas, sea & mountains, and surrounding streets from various vantage points, including a private terrace and solarium. Additional features include covered terraces, fitted wardrobes, satellite TV, Wifi connectivity, and double glazing for enhanced insulation and noise reduction. The fully fitted kitchen is equipped with appliances, but does need updating hence the price. The private garden requires minimal maintenance, allowing for more time to relax and enjoy the outdoor lifestyle. Security is assured with an entry phone system, and private parking adds further convenience. Essential utilities such as electricity, drinkable water, telephone, and gas are readily available. Offered as a resale property, this

villa represents an exceptional opportunity to own a piece of Costa del Sol paradise in a highly sought-after location. Don't miss your chance to make this idyllic retreat your own. Detached Villa, San Luis de Sabinillas, Costa del Sol. 3 Bedrooms, 3 Bathrooms, Built 126 m², Garden/Plot 220 m². Setting : Town, Close To Golf, Close To Shops, Close To Sea, Close To Schools, Close To Marina. Orientation : South East, South. Condition : Good. Pool : Communal. Climate Control : Air Conditioning, Hot A/C, Cold A/C. Views : Sea, Mountain, Street. Features : Covered Terrace, Fitted Wardrobes, Private Terrace, Solarium, Satellite TV, ADSL / WIFI, Storage Room, Ensuite Bathroom, Double Glazing. Furniture : Fully Furnished. Kitchen : Fully Fitted. Garden : Private, Easy Maintenance. Security : Entry Phone. Parking : Private. Utilities : Electricity, Drinkable Water, Telephone, Gas. Category : Resale.

Covered Terrace
Ensuite Bathroom
Satellite TV
WiFi

Covered Terrace
Fitted Wardrobes
Solarium

Double Glazing
Private Terrace
Storage Room