



House in Coín

Bedrooms **3** Bathrooms **2** Built **287m2** Plot **432m2**
R5249185 **House** **Coín** **495.000€**

House in Sierra Chica, Coín – Views of the Guadalhorce Valley Overview Magnificent property for sale in the sought-after Sierra Chica urbanization (Calle Minerva, Coín), with spectacular views of the Guadalhorce Valley and the La Trocha Shopping Center. A property that combines spaciousness, comfort and privileged location, just a stone's throw from shops, services and excellent access. --- Housing Distribution Ground floor • Two spacious bedrooms with fitted wardrobes. • Bathroom. • Living room with direct access to the terrace and equipped with fireplace with pellet stove, which efficiently heats the entire area. • A good sized separate kitchen, with space for dining room. First Floor • Very spacious master bedroom, with built-in wardrobes in a classic style. • En-suite bathroom, with separate bathtub and shower. • Large private terrace with panoramic views of the Guadalhorce Valley. Basement/Garage • Large underground car park, with capacity for more than 3 vehicles and a height of 4 metres. • Two additional spaces and a full bathroom, currently conditioned as: o Private gym. o Workshop/office. Foreign • BBQ area, ideal for family and social gatherings. • Space available to install a swimming pool of good dimensions, perfect for enjoying the Mediterranean climate. --- About Coín Coín is a charming municipality located in the heart of the Guadalhorce Valley, known for its natural environment, its agricultural tradition and its tranquil atmosphere. --- Connectivity • Malaga city: about 30 minutes by car. • Marbella: approximately 25–30 minutes by road. • Malaga-Costa del Sol Airport: 35 minutes away, with

multiple transport options. • Excellent access to the main communication routes of the Costa del Sol, which facilitates both daily mobility and leisure getaways. --- Opportunity A versatile home that offers residence, leisure and work in the same place, with adaptable spaces and unique views that make it an exceptional property within a municipality with a high quality of life and excellent connection to the entire Costa del Sol.

Barbeque
Courtesy Bus
Fiber Optic
Private Terrace

Barbeque
Double Glazing
Fitted Wardrobes

Basement
Ensuite Bathroom
Near Transport