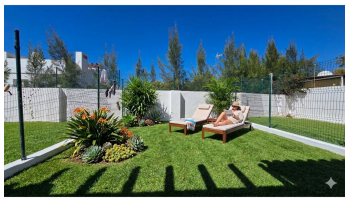
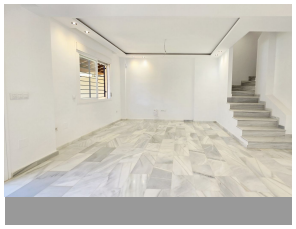
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Townhouse in Calahonda

Bedrooms	**4**	Bathrooms	**4**	Built	**262m2**	Plot	**40m2**

R5346652	**Townhouse**	**Calahonda**	**630.000€**

CALAHONDA, MIJAS, Next to Shops, within walking distance to the beach. Great opportunity to acquire one (or more) of the 6 properties available for sale (most are adjoining, making them ideal for large families) in this small development of 20 townhouses in the commercial area of ??Calahonda, within walking distance of shops and the beach. Strategically located between Marbella and Fuengirola, with excellent access to the A-7 motorway. Just a 10-minute walk to the beach and right next to the Los Olivos Shopping Centre, where you will find supermarkets, restaurants, a pharmacy, and shops. The homes are part of a private development offering a communal swimming pool, landscaped gardens, and a communal elevator from the lower level of the parking area to the communal areas, providing easy access to the homes. Each property includes two private underground parking spaces with direct access to each home The homes are built on four levels: Basement - Private garage with space for two vehicles and direct access to the house. Spacious 33 m² room with en-suite bathroom, high ceilings, and natural ventilation, perfect as a gym, cinema room, playroom, office, or additional bedroom. Main Floor- Large living-dining room with direct access to the outside. Covered terrace of approximately 15 m². Private garden of approximately 25 m², perfect for enjoying the outdoors and the blissful Spanish weather Separate fully fitted kitchen. Laundry room. Guest toilet. First Floor- Two guest bedrooms sharing a bathroom, while the primary room bedroom features and en-suite bathroom and

dressing area, Top floor – Total area approximately 20 m²: 12 m² room ideal as a bedroom, office, or studio. 8 m² solarium with partial sea views. Overall, a property with great potential, perfect as a primary residence, second home, or investment project near the sea. These properties have just been renovated, The photos with furniture are AI-GENERATED to give an idea of ??the possibilities these properties offer. Legal information: In accordance with Decree 218/2005 of October 11, please note that notary fees, registration fees, property transfer tax (ITP), ?and ?other ?expenses ?related ?to the sale ?are ?not included in the price. ?The information ?provided is ?for ?guidance only, is not ?legally ?binding, ?and ?has ?no ?contractual ?validity.

Basement	Basement	Covered Terrace
Double Glazing	Ensuite Bathroom	Marble Flooring
Near Transport	Private Terrace	Solarium
Storage Room	Utility Room	