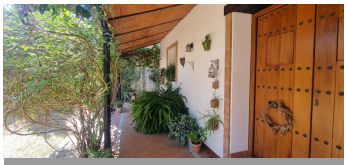
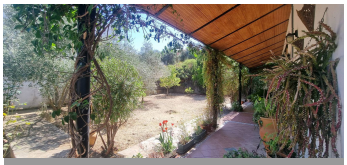
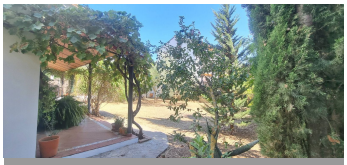
ALL IN
real estates




House in Cortes de la Frontera

Bedrooms	**4**	Bathrooms	**2**	Built	**180m2**	Plot	**200m2**

R5135947	**House**	**Cortes de la Frontera**	**230.000€**

Picturesque semi-detached village home with a garden and panoramic views—refined, sunlit, and perfectly placed. Built as a modern new home just 20 years ago, this charming two-storey villa marries spacious open-plan living with the warm character of an Andalucian country house. Located within the municipality in Cortes de la Frontera, in the riverside hamlet of Cañada del Real Tesoro (Estación de Cortes), the property sits on a tranquil cul-de-sac, two streets back from the River Guardario. As you approach, a stylish little iron gate opens to a pretty front porch and the welcoming front door. Inside, a bright, airy hallway leads you into a generous open-plan living area. Here, a clever sunken lounge sits at the heart of the space, with a cozy fireplace anchoring the room. Behind the lounge, the expansive open-plan kitchen delivers a true Andalucian farmhouse feel, with a dining zone flowing seamlessly from the kitchen. This flexible living space is ideal for family life, entertaining, and everyday living.A guest WC is thoughtfully located off the living area for convenience. On the ground level, two exterior doors extend the living outside. One set of double wooden doors opens onto a vine-clad terrace that runs the length of the house, giving access to a generous 100m2 garden planted with olive trees and fruit trees. Stunning views from the garden to the countryside . The second wooden door sits beside the kitchen and opens to a small courtyard, from which there is a dedicated storeroom housing the laundry and general tools/bikes, plus an external drying area and a covered wood store. A wide staircase leads to

the first floor. The master suite is a sanctuary in itself, boasting an en-suite bathroom and a Juliet balcony with sweeping, panoramic views of the Serrania de Ronda countryside. Two more substantial double bedrooms share a large family bathroom. At the end of the hall, an open-plan, flexible room is currently used as a fourth bedroom or a home office, offering superb adaptability for your lifestyle. All rooms have wonderful views The house and garden are fully enclosed by pristine white walls, ensuring privacy and a clean, stylish backdrop. At the far end of the garden, a gate provides easy access for a small car. The garden is flat and easily capable of accommodating a pool—a 7m x 4m pool would fit comfortably, and, as an urban plot, planning permission would be straightforward. Sustainability and low running costs are a genuine feature here. Two years ago, the current owners invested in sophisticated solar PV panels and batteries, at a cost of €18,000. The property now runs entirely on its own electricity supply, delivering very low running costs and ample power to heat a pool if you choose to add one in the future. Property Highlights Include Own electricity supply (solar panels) Double Glazed windows throughout the house Solid wood exterior door Excellent internet connection Walking distance to shops and a bar/restaurant Close to Schools Train station in the village River access nearby and numerous hiking routes from the village Private enclosed garden Excellent condition This is a beautifully balanced home that combines modern comfort with village charm, all in a ?location ?that ?and ?feels ?wonderfully connected to ?nature ?yet convenient for daily life. ?Arrange a ?viewing today ?and ?discover the appeal of ?Cortes ?de ?la ?Frontera’s ?riverside ?hamlet ?living.

Double Glazing

Double Glazing