



**Property type :** Detached Villa

**Location :** Coín

**Bedrooms :** 4

**Bathrooms :** 3

**Swimming pool :** Private

**Garden :** Private

**Orientation :** East

**Views :** Mountain views

**Parking :** Closed Garage

**House area :** 304 m<sup>2</sup>

**Plot area :** 618 m<sup>2</sup>

- ✓ Fitted wardrobes
- ✓ Basement
- ✓ White goods

- ✓ Storage room
- ✓ Utility room
- ✓ Airconditioning

- ✓ Fireplace
- ✓ Terrace
- ✓ Barbecue

Traditional style villa in an upmarket urbanization in Coín just a short drive to the center of Coín , on a 618m2 plot the 304m2 house offers 3 large bedrooms Lounge Kitchen diner and large basement suitable for guest accommodation. Built in 2002 the villa has central heating in all areas and makes a lovely family home.

The ground floor offers Entrance hall way with guest toilet and the large lounge dining room with wood burning fire double doors lead to a lovely sunny terrace. The fully fitted kitchen diner is off the lounge with the fully fitted Kitchen hardly used and is of a high standard again double doors lead you to the terrace. The master bedroom with fitted wardrobes is also on the ground floor , with en suite bathroom.

Feature wooden stairs take you to the first floor with 2 very large double bedrooms with fitted wardrobes, both with access to a large terrace . The family bathroom is also on this floor for the 2 bedrooms.

In the basement is another fully fitted kitchen currently used by the owners as the main kitchen, on this floor is a large lounge style room office and another fully fitted bathroom. A store room has the central heating boiler and an oil reserve tank and other storage areas.

Outside is a lovely Bar area next to the pool and BBQ making it perfect for summer entertaining. The garden has various fruit trees and is of a low maintenance style.  
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Coín is a short drive away ,with Marbella and Malaga being 30 mins by car , and Alhaurin Golf is a short 10 min drive.



