



**Property type :** Townhouse

**Location :** Casares Playa

**Bedrooms :** 3

**Bathrooms :** 2

**Swimming pool :** Communal

**Garden :** Communal

**Orientation :** East

**Views :** garden

**Parking :** Open private parking

**House area :** 107 m<sup>2</sup>

✓ Close to golf

✓ Close to sea

✓ Airconditioning

Charming townhouse situated in peaceful and gated urbanisation of Cortijos de la Bahia found on the Casares Costa. This well established community is gated, with secure allocated parking, large well maintained gardens and a beautiful community swimming pool.

Cortijos de la Bahia is an excellent location between Estepona and Sotogrande and within easy reach of the beach. In addition, the complex is only a 3 minute drive to the village of Sabinillas and the picturesque marina of La Duquesa. Furthermore, the golf courses of Dona Julia and the prestigious Finca Cortesin are close by. Easy access to Marbella and Gibraltar (20 mins) and Malaga Airport (55 mins).

This property is ready for immediate occupation, but would benefit further to some modernizing. The townhouse is entered from a large private garden with a lovely terrace area into a spacious lounge/dining room. The ground floor also has a fully fitted and equipped kitchen.

Upstairs to 2 double bedrooms, each with fitted wardrobes and a family bathroom. Stairs to the top floor and the generous main bedroom with fitted wardrobes and an en suite bathroom with walk-in shower. Also on this level is a small, private terrace with stairs to the sun deck that enjoys all day sunshine. This area is ideal for sunbathing and has a partial view to the sea.

This Cortijos de la Bahia, Casares Costa property, complete with hot and cold A/C., is ideal for holidays or as a permanent residence with rental potential. Viewing is highly recommended.



