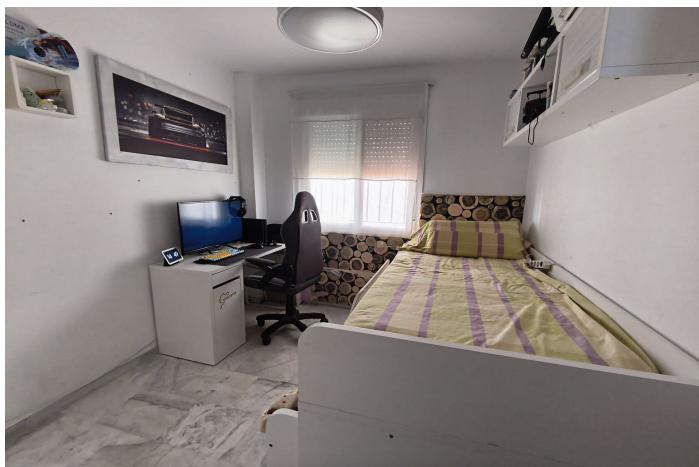




## Ground Floor Apartment for sale in Doña Julia, Casares

**245,000 €**

Reference: R5226721   Bedrooms: 2   Bathrooms: 2   Plot Size: 40m<sup>2</sup>   Build Size: 137m<sup>2</sup>   Terrace: 40m<sup>2</sup>





## Costa del Sol, Doña Julia

Unique Opportunity: Charming Home with Spectacular Views of the Sea, Mountains, and Gibraltar in Hacienda Casares Urbanisation

Uncover this delightful property in the prestigious Hacienda Casares urbanisation, a serene gated community in Casares on the sun-drenched Costa del Sol—renowned for its peaceful hillside setting, proximity to world-class golf like Doña Julia and Finca Cortesín, and stunning panoramic vistas. Perched in one of the area's most coveted spots, this home offers an unbeatable blend of tranquillity and convenience: just 4 km from pristine beaches like Playa de Casares, a short drive from the vibrant marina of Puerto de la Duquesa or Estepona's flower-adorned old town, and surrounded by everyday amenities including supermarkets, restaurants, and hiking trails in Sierra Crestellina. With easy A-7 access to Sotogrande or Marbella, embrace over 300 sunny days a year in this expat-friendly haven, ideal for those seeking natural beauty and a relaxed Mediterranean lifestyle.

Spanning 137 m<sup>2</sup> built (70 m<sup>2</sup> usable) with a desirable west-facing orientation, this impeccably maintained second-hand residence boasts a comfortable layout featuring two spacious bedrooms with fitted wardrobes, two modern bathrooms, a bright living-dining area, and a fully equipped kitchen. The standout is the recently renovated large terrace with non-slip flooring—perfect for sunbathing, outdoor gatherings, or savouring unforgettable sunsets—complemented by a private garden oasis for ultimate peace. Enhanced with new high-quality windows, automatic blinds for excellent insulation, air conditioning throughout, a garage space, and storage room, every detail ensures comfort and energy efficiency.

Residents enjoy lush communal gardens and a refreshing swimming pool, fostering a resort-like atmosphere in this well-kept, low-density community. Whether as a permanent sanctuary, holiday escape, or investment with strong rental potential near golf and beaches, this home is a true gem—contact us today to arrange a viewing.



## Features:

Features	Orientation	Climate Control
Covered Terrace	West	Air Conditioning
Lift		
Private Terrace		
Storage Room		
Ensuite Bathroom		
Marble Flooring		
Double Glazing		
Fitted Wardrobes		
WiFi		
Utility Room		
Fiber Optic		
Access for people with reduced mobility		
Views	Setting	Condition
Sea	Close To Golf	Excellent
Mountain	Urbanisation	
Panoramic	Close To Sea	
Country	Close To Town	
Garden	Close To Schools	
Courtyard	Frontline Golf	
Pool	Furniture	<b>Kitchen</b>
Communal	Optional	Fully Fitted
Private		
Children's Pool		
Garden	Security	<b>Parking</b>
Communal	Gated Complex	Underground
Private		Garage
		Private
		Covered