



Halvfack till salu i Estepona, Estepona

449 000 €

Referens: R5150839 Sovrum: 3 Badrum: 2 Bygga: 153m² Terrass: 160m²





Costa del Sol, Estepona

EXCLUSIVE LISTING Located in one of the fastest-growing, most sought-after areas of the New Golden Mile, this Andalusian-style townhouse offers an excellent blend of tranquility, accessibility and comfort. Set between Marbella and Estepona, in a well-established community with a communal pool and extensive landscaped areas, it's ideal both as a primary residence and as an investment. The property features a private garden, a front porch, a rear pergola with a private parking space and independent street access. On the ground floor, a spacious living-dining room with a fireplace flows seamlessly into the modern open kitchen, all with direct access to the outdoors; there is also a guest toilet. The upper floor hosts three double bedrooms: the primary with an en-suite bathroom, and the other two sharing a full bathroom. All bedrooms have private balconies and abundant natural light, with views over the front patio, the garden and the communal pool. **Investment opportunity** The average value per m² in Bel Air has increased by +9.5% over the past year (from €3,666/m² to €4,013/m²), consolidating the area as one of the most profitable in Estepona. With a competitive price and strong rental demand, this home represents a strategic investment for both residential and holiday letting. Charming townhouse in Bel Air · Andalusian style, private garden and high rental yield **Price: €479,000** **Location:** Bel Air, Estepona **Built area:** 153 m² · **Plot:** 160 m² **Bedrooms:** 3 double · **Bathrooms:** 2 full bathrooms + 1 guest toilet **Parking:** Private on-plot space **Community fees:** €150/month



Funktioner:

Drag	Orientering	Klimatkontroll
Nära transport	Norr	Öppen spis
Privat terrass	Söder	
Förråd		
Badrum		
Marmorgolv		
Monterade garderober		
Padeltennis		
Förråd		
Åsikter	Miljö	Skick
Fjäll	Urbanisering	Bra
Land	Nära havet	
	Nära butiker	
	Nära staden	
Slå samman	Möbler	Kök
Gemensam	Del inredd	Fullmonterad
Trädgård	Säkerhet	Parkering
Gemensam	Gated complex	Garage
Privat		Täckt
Verktyg	Kategori	Energikärl
Elektricitet	Fritidshus	F
Dricksvatten	Investering	
Telefon	Golf	
Gas		
CO2 -utsläppsgradering		
F		