













SEMI-DETACHED HOUSE 4 BEDROOMS 3 BATHROOMS IN BENALMADENA

Penalmadena

REF# R5208523 760.000 €

| BEDS | BATHS | BUILT | TERRACE |
|------|-------|--------------------|---------|
| 4 | 3 | 110 m ² | 125 m² |

^{**}Stunning 4-Bedroom Semi-Attached Townhouse for Sale in Benalmádena – Modern Comfort and Prime Location!**

Discover this beautifully renovated townhouse featuring **4 spacious bedrooms**, **3 bathrooms**, a **bright living room**, and a **fully equipped and modern kitchen**.

Enjoy all-day sunshine with **two large terraces (50 m² total)** facing east and west, plus a private garden (48 m²) with a play area (27 m²), laundry space, separate storage room, and private parking.

The property is equipped with triple-glazed windows, high-quality external wall insulation, a bioclimatic pergola with LED lighting, ceramic and wooden floors, and built-in wardrobes.



Ideally located just steps away from public transport, schools, supermarkets, and with easy access to the motorway — a perfect family home in an unbeatable area!

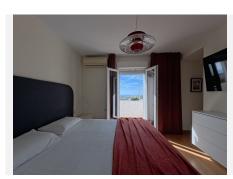
** Possibility to expand with a separate basement unit of approximately 60 m² **

Technical Features

- **Windows:** EUROFUTUR system by KÖMMERLING, glass type PL ULTRA N 4/20/6 mm.
- **Bioclimatic Pergola:** 8x4 m, reinforced frame, LED lighting, brand *Solisysteme*.
- **Front Terrace Awning:** German brand *Markilux*.
- **External Wall Insulation:** Supafil 034 mineral wool (blown-in insulation) offering:
- *Excellent **thermal comfort**, eliminating cold-wall effect and ensuring even indoor temperature distribution.
- *Added **acoustic insulation** for noise reduction.
- *Eco-friendly** material, helping reduce CO? emissions.
- *Moisture-resistant*, water-repellent, non-hygroscopic.
- *Does not support mold or bacteria growth. ###
- **Legal Notice** In accordance with Decree 218/2005 on consumer information in the sale and rental of properties in Andalusia: **Notary, registration, transfer tax (ITP), financial fees, and other costs related to the purchase are not included in the listed price.**



















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