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R5481421

San Luis de Sabinillas

REF# R5481421 325.000 €

BEDS	BATHS	BUILT	TERRACE
3	2	72 m²	10 m²

SEMI-DETACHED VILLA IN THE HEART OF SAN LUIS DE SABINILLAS

This semi-detached villa is conveniently located in the center of San Luis de Sabinillas, just a short walk from the beach and all the amenities the town has to offer. The property boasts 72 m² of living space, a terrace of approximately 10 m², three bedrooms, and two bathrooms, making it an attractive option both as a primary residence and as a second home by the sea.

Its east and southeast orientation provides ample natural light and allows for the enjoyment of pleasant outdoor spaces. The property features a private terrace, as well as communal gardens, a communal swimming pool and children's pool, and a nearby playground. Furthermore, the kitchen is brand new, offering functionality and convenience for everyday living.

One of its main attractions is precisely its location. The beach and promenade of Sabinillas are just a short walk away, as are supermarkets, shops, restaurants, paddle tennis and tennis courts, schools, and all kinds of amenities. Puerto de la Duquesa is approximately a 15–20 minute walk or a 3–5 minute drive, while La

Duquesa golf course is about a 5-minute drive from the port.

The property also enjoys excellent connections to the main towns on the western Costa del Sol: Estepona is about a 20-minute drive away, while Sotogrande and Marbella are approximately 15 and 35 minutes away, respectively. Gibraltar and its airport are about 30–35 minutes away, and Málaga Airport is approximately 1 hour and 10–15 minutes away.

A particularly interesting property for those looking to live near the sea, have all services within easy reach ?and ?enjoy ?the ?atmosphere ?of a ?coastal town all ?year round, ?without sacrificing ?good ?transport links with ?Estepona, La ?Duquesa, Sotogrande and ?the ?rest ?of ?the ?Costa ?del ?Sol.











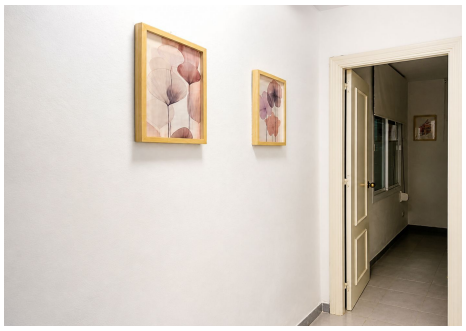



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