

**Townhouse for sale in San Pedro de Alcántara, Marbella****640,000 €**Reference: R5304337   Bedrooms: 4   Bathrooms: 3   Build Size: 225m<sup>2</sup>   Terrace: 50m<sup>2</sup>



## Costa del Sol, San Pedro de Alcántara

Lovingly maintained townhouse in the heart of San Pedro de Alcantara

This modernized townhouse features four bedrooms, three bathrooms, and approximately 175 square meters of living space spread over three levels. Outside, it offers two covered parking spaces and a garden of approximately 100 square meters with a barbecue area and solarium. Built in 1998, the house has been lovingly maintained and continuously modernized by its original owners. On the ground floor, a modern and fully equipped kitchen and ample storage space ensure comfortable living. The adjoining living and dining area features large windows that provide pleasant natural light, and a fully functional fireplace ensures cozy warmth on cold winter evenings.

A storage room accessible from the entrance hall offers space for all necessary household appliances and, along with a guest toilet, completes the ground floor. Upstairs, you'll find the master bedroom with a modern en-suite bathroom, as well as two further bedrooms and a modernized shared bathroom.

In the attic, another spacious bedroom with a study area and a small roof terrace has been created. The entire house is air-conditioned and secured by a modern alarm system.

The quiet and centrally located residential complex comprises 15 townhouses and a communal pool. All daily necessities are within walking distance. Community fees: €67 per month



## Features:

Features	Orientation	Climate Control
Covered Terrace	South	Air Conditioning
Near Transport		Fireplace
Private Terrace		
Storage Room		
Ensuite Bathroom		
Fitted Wardrobes		
WiFi		
Utility Room		
Wood Flooring		
Barbeque		
Fiber Optic		
Views	Setting	Condition
Garden	Urbanisation	Excellent
Pool	Close To Shops	
Urban	Close To Town	
Street	Close To Schools	
	Town	
	Village	
Pool	Furniture	Kitchen
Communal	Part Furnished	Fully Fitted
Garden	Security	Parking
Communal	Gated Complex	Private
	Alarm System	Covered
	Entry Phone	More Than One
Category		
Bargain		
Cheap		
Resale		