



## Townhouse for sale in Casares Playa, Casares

**450,000 €**Reference: R5222278   Bedrooms: 3   Bathrooms: 3   Build Size: 148m<sup>2</sup>



## Costa del Sol, Casares Playa

Elegant 3-Bedroom Townhouse in the Sought-After Marina de Casares.

Located in the ever-popular Marina de Casares Urbanization, this spacious three-level townhouse offers the perfect blend of comfort, style, and convenience. Situated in a quiet phase of the development, residents enjoy exclusive access to a beautiful communal pool and landscaped gardens, with low community fees of just €90 per month.

On the main level, you'll find a large, modern fitted kitchen with timeless white gloss cabinetry, abundant storage, and a separate laundry area. There's also a convenient guest toilet. The open-plan living and dining area features a cozy fireplace and French doors leading out to a sunny west-facing terrace and private garden, complete with a canopy for shade and direct access to the communal gardens and pool.

The first floor hosts three double bedrooms, all with fitted wardrobes. The master bedroom includes a beautifully renovated en-suite bathroom with a walk-in shower, while the second bathroom serves bedrooms two and three. Individual hot and cold air conditioning units are fitted in two of the bedrooms and the main living area for year-round comfort.

The third level opens to a private roof terrace, perfect for sunbathing or entertaining, with all-day sunshine and additional storage space. Some owners in the community have even converted this area into a fourth bedroom or studio.

Perfectly positioned, the property is just a five-minute walk to the beach and a 15-minute stroll to the charming town of San Luis de Sabinillas, offering a variety of shops, restaurants, and local amenities. Rarely on offer, there is an optional underground parking space in a neighboring community.

Whether you're looking for a family home, a holiday getaway, or a high-yield rental investment, this stunning townhouse ticks every box.



## Features:

<b>Features</b>	<b>Orientation</b>	<b>Climate Control</b>
Near Transport	South West	Air Conditioning
Private Terrace		Fireplace
Ensuite Bathroom		
Marble Flooring		
Double Glazing		
Fitted Wardrobes		
WiFi		
Fiber Optic		
<b>Views</b>	<b>Setting</b>	<b>Condition</b>
Sea	Close To Golf	Excellent
Garden	Close To Port	
Pool	Urbanisation	
	Close To Sea	
	Close To Shops	
	Close To Schools	
	Close To Marina	
<b>Pool</b>	<b>Furniture</b>	<b>Kitchen</b>
Communal	Optional	Fully Fitted
<b>Garden</b>	<b>Security</b>	<b>Parking</b>
Communal	Gated Complex	Underground
Private		Street
<b>Utilities</b>	<b>Category</b>	
Electricity	Holiday Homes	
	Investment	
	Resale	
	Luxury	