

ATALAYA

300,000 €

REFERENCE R5528515

An Exquisite Opportunity: Charming Townhouse in Coveted Atalaya, Southern Spain

2	2	80 m²	41 m²
BEDROOMS	BATHROOMS	BUILT	TERRACE

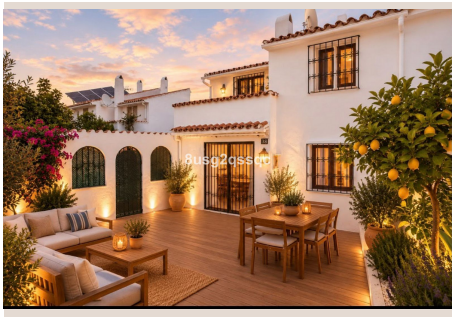












Description

Presented by Luxury Realty, we are delighted to introduce a remarkable opportunity to acquire a charming two-bedroom townhouse, ideally situated in the highly sought-after locale of Atalaya, within the vibrant heart of Southern Spain. This property embodies the quintessential Mediterranean lifestyle, offering a harmonious blend of comfort, elegance, and unparalleled convenience, perfectly positioned between the glamorous allure of Marbella and the authentic charm of Estepona.

This delightful residence, recently refreshed with a tasteful coat of paint, exudes a warm and inviting atmosphere, making it an ideal haven for permanent living, a luxurious holiday escape, or a savvy investment venture. Its prime location within a well-regarded community, coupled with its array of desirable features, positions it as a standout offering in this prestigious region.

Property Highlights: A Sanctuary of Comfort and Style

Step into a world of relaxed sophistication as you enter through the property's private gateway. The entrance unfolds into a generously proportioned private courtyard terrace, an exceptional extension of the living space. This sun-drenched outdoor haven is thoughtfully designed for supreme relaxation, featuring ample space for al fresco dining and a dedicated BBQ area, perfect for entertaining guests or enjoying serene moments under the Spanish sky.

Ground Floor Elegance:

The ground floor of this exquisite townhouse has been meticulously arranged to maximize both functionality and aesthetic appeal:

- A bright and airy open-plan kitchen and dining area forms the heart of the home, promoting effortless social interaction and culinary enjoyment.
- The kitchen is equipped with a brand-new washing machine, adding to the immediate convenience for its new owners.
- A comfortable sitting room beckons with a large, plush new sofa, creating an ideal spot for unwinding.
- A contemporary TV stand complements the living space, ensuring modern entertainment is readily available.
- A charming feature fireplace adds a touch of traditional character and warmth, perfect for cooler evenings.
- A discreetly located downstairs cloakroom provides added convenience for residents and guests alike.
- Seamless direct access to the expansive outdoor terrace ensures a fluid transition between indoor and outdoor living.

First Floor Retreat:

Ascending to the first floor, you will discover two thoughtfully appointed bedrooms and a well-equipped family bathroom, complete with a bath and overhead shower, designed for ultimate comfort and practicality.

- The master bedroom is a true sanctuary, distinguished by its magnificent high vaulted ceiling which enhances the sense of space, grandeur, and natural light. This luminous room opens directly onto its own private terrace, offering a delightful spot for morning coffee or evening contemplation. It is furnished with a brand-new, full-size double bed, promising restful nights.

- The second bedroom is equally inviting, furnished with two brand-new single beds. This versatile space is perfectly suited for accommodating family members, guests, or as an ideal setup for lucrative holiday rentals.

Community & Coveted Location: Atalaya, the Jewel of the Costa del Sol

This desirable townhouse is nestled within a meticulously maintained and pleasant community, offering residents access to an array of exclusive amenities. The centrepiece of the community is a large and elegantly designed communal swimming pool, providing a serene oasis for relaxation, exercise, and soaking up the glorious Mediterranean sun – a true embodiment of the coveted lifestyle on the Costa del Sol.

The location of Atalaya is truly exceptional, offering unparalleled convenience and access to the best of Southern Spain. Enjoy effortless connectivity to a wide spectrum of local amenities, including pristine beaches, world-class golf courses, exquisite dining establishments, and upscale shopping boutiques. The property benefits from its strategic position, being just a short drive from key destinations:

- Approximately 7 minutes to the sophisticated allure of Marbella, renowned for its luxurious marina, designer boutiques, and vibrant nightlife.

- Approximately 10 minutes to the charming and authentic town of Estepona, celebrated for its picturesque Old Town, blossoming squares, and beautiful promenade.

Living in Atalaya provides the perfect balance: the tranquility of a residential area with immediate access to the bustling energy and amenities of the Costa del Sol's most celebrated towns.

An Unmissable Opportunity for Personalisation and Value Enhancement

This represents a fantastic and rare opportunity to acquire a fully furnished, move-in-ready two-bedroom home in an undeniably prime location. While the property offers comfortable indoor living and attractive outdoor spaces from day one, it also presents an exciting canvas for its new discerning owners. The current layout and existing features provide an excellent foundation, yet the property offers the unique potential for significant value enhancement through strategic updates.

Specifically, the kitchen and bathrooms offer an exciting opportunity for modernisation and personalisation. Imagine creating a bespoke, state-of-the-art kitchen tailored to your culinary desires, and transforming the bathrooms into luxurious, spa-like retreats. These updates would not only elevate the property to an even higher standard of contemporary luxury but also significantly increase its market value, solidifying it as an exceptional long-term investment in one of Southern Spain's most desirable addresses.

This is more than just a home; it’s an investment in a lifestyle and a future of Mediterranean elegance. An opportunity of this caliber is truly not to be missed. We at Luxury Realty highly recommend a private viewing to fully appreciate the potential and charm this exceptional Atalaya townhouse has to offer.

Details

Reference	R5528515	Property Type	Terraced Townhouse
Status	Sale	Price	300,000 €

Bedrooms	2	Bathrooms	2
Build size	80 m²	Plot Size	–
Terrace	41 m²	Parking places	by request

Features

Pool, Air conditioning, Private garden, Parking, Investment, Resale