

EL PADRON

394 000 €

# ■■■■■■■■ ■ El Padron

■■■■■■■■ R4917583

| 3 | 132 m² | 46 m² |
| --- | --- | --- |
| ■■■■■■■■ | ■■■■■■■■ | ■■■■■■■■ |













## [redacted]

This charming two-story townhouse, located in the peaceful area of El Padron in Estepona, offers the perfect combination of comfort and convenience. Situated in a gated community, just a few minutes' drive from Beso Beach/Laguna Beach and various amenities, this property stands out for its south-facing orientation and direct access to the pool from the terrace, making it an ideal choice to enjoy the Mediterranean climate. The entrance to the house is framed by a lovely porch with a terrace. On the ground floor, the property features a spacious and bright living-dining room, perfect for family gatherings or relaxing moments. The fully equipped kitchen with Bosch appliances integrates seamlessly into the space through a serving hatch, offering functionality and style. From this floor, you can access a private terrace that includes a barbecue area and seating, perfect for enjoying summer evenings outdoors. There is also a guest toilet on the ground floor. The first floor houses three bedrooms. The master bedroom has an en-suite bathroom and access to a terrace overlooking the community pool. The other two bedrooms share an additional bathroom, providing space and privacy for the whole family. The property is equipped with solar panels, which contribute to significant savings and energy efficiency. The house also features air conditioning, porcelain floors, and a reinforced door for added security. The community, with mature gardens and a well-maintained pool, offers a tranquil and pleasant environment. Parking is available both within the community, in front of the house, and on the street. Its strategic location allows you to enjoy the tranquility of the area without sacrificing proximity to the beach, shops, and the center of Estepona.

## [redacted]

| | | | |
|---|---|---|---|
| [redacted] | R4917583 | [redacted] | [redacted] |
| [redacted] | [redacted] | [redacted] | 394 000 € |
| [redacted] | 3 | [redacted] | [redacted] |
| [redacted] | 132 m² | [redacted] | – |
| [redacted] | 46 m² | [redacted] | [redacted] |

## [redacted]

[redacted], [redacted], [redacted], [redacted], [redacted], [redacted]