



## Detached Villa for sale in Casares Playa, Casares

**399 000 €**

ванная комната:

Ссылка: R5257006 спальни: 2 2

Размер участка: 70m<sup>2</sup> Размер сборки: 106m<sup>2</sup> терраса: 26m<sup>2</sup>





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## Costa del Sol, Casares Playa

Charming house with garden and sea views in Casares Costa

The property is distributed over two levels and welcomes you with a spacious and inviting front patio with a storage room, immediately revealing the special character of the home.

The house stands out for its rustic style, natural charm, and unique character, having been designed by the renowned architect Aubrey David. It is a property full of personality and ready to move into from the very first moment.

On the main floor there is a bright living room with extra-high ceilings and an efficient rustic-style fireplace. The house also features a semi-open independent kitchen, a rustic-style guest toilet, and a separate room that can be used as a dining room, office, or guest bedroom.

From this level there is access to a pleasant east-facing terrace consisting of an open area and a winter garden that can be enclosed with Luman glass curtains and is currently used as a TV and relaxation room.

The terrace leads to a large and beautiful private garden of approximately 70 m<sup>2</sup> with a chill-out area and barbecue. The garden is carefully maintained and surrounded by abundant vegetation that provides natural shade, coolness, and a pleasant sense of privacy, comfort, and tranquility. In this coastal area, it is rare to find a home in this price range offering such generous outdoor space with both garden and terraces.

From the garden you can enjoy relaxing views of the Mediterranean Sea and, on clear days, even the African coastline, creating the perfect setting to unwind, socialize outdoors, and make the most of the exceptional climate of the Costa del Sol.

The upper floor features a spacious master bedroom with high ceilings and a balcony, as well as an adjoining bedroom that can also be used as an office or workspace, both enjoying beautiful sea views. The full bathroom, also with high ceilings, includes a large walk-in shower.

From this floor there is access to a second southeast-facing terrace with impressive views of the garden and the Mediterranean, further strengthening the strong connection between the home and its natural surroundings.

The house is equipped with high-quality awnings and Griesser sunshades – including a burglar-resistant model on the ground floor – all of which can be remotely controlled via the Somfy system. The remaining doors and windows feature traditional Mallorcan-style shutters, providing shade while allowing fresh air to circulate.

LG air conditioning units on both the ground floor and the upper floor, also remotely controlled, provide both cooling and heating as well as air purification.

The solar energy system provides excellent energy efficiency and, thanks to its lithium battery, stored solar power can be used at night and can supply emergency electricity for several hours in the event of a general power outage. The terracotta-colored solar panels preserve the visual harmony of the house and are approved by the homeowners' association.



Exterior parking is located right next to the entrance of the house, providing everyday convenience.

The property is located within a very quiet and well-maintained residential community, ideal for those seeking serenity and quality of life. It offers communal areas including a swimming pool and a peaceful residential environment designed for relaxation, just minutes from the beach and local services while remaining completely free from noise.

This home is particularly well suited for a couple wishing to enjoy life in one of the most attractive areas of the coast, whether as a holiday home or a permanent residence.

An exceptional opportunity for those looking for a home with character, surrounded by nature and within walking distance of the sea, where every corner conveys calm, authenticity, and well-being.



## Характеристики:

### Функции

Рядом с транспортом  
 Частная терраса  
 Спутниковое телевидение  
 Хранилище  
 Ванная комната  
 Мраморные полы  
 Двойное остекление  
 Приспособленные шкафы  
 Wi-Fi  
 Барбекю  
 Волоконно -оптика

### Виды

Море  
 Панорамный  
 Страна  
 Сад  
 Городской

### Бассейн

Коммунальный

### Сад

Коммунальный  
 Частный сад  
 Ландшафт  
 Легкое обслуживание

### Категория

Праздничные дома  
 Инвестиции  
 Перепродажа

### Ориентация

Юг

### Параметр

Коммерческий район  
 Рядом с гольфом  
 Рядом с портом  
 Урбанизация  
 Рядом с морем  
 Рядом с магазинами  
 Рядом с городом  
 Рядом с школами  
 Рядом с Мариной

### Мебель

Необязательный

### Стоянка

Открыть  
 Улица  
 Коммунальный  
 Более одного

### Климат -контроль

Кондиционер  
 Холодный А/С  
 Горячий кондиционер  
 Камин  
 Центральное отопление

### Состояние

Хороший

### Кухня

Полностью оснащен  
 Коммунальные услуги  
 Электричество  
 Питьевая вода  
 Телефон  
 Фотоэлектрические солнечные панели