



# Townhouse in La Cala Golf

Price € 669,000

Bedrooms	3
Bathrooms	3
Build Size	247 m <sup>2</sup>
Terrace	94 m <sup>2</sup>
Plot Size	341 m <sup>2</sup>

## SETTING

- ✓ Frontline Golf
- ✓ Close To Golf
- ✓ Close To Town
- ✓ Close To Forest
- ✓ Urbanisation

## ORIENTATION

- ✓ East
- ✓ South East

## CONDITION

- ✓ Excellent

## POOL

- ✓ Communal
- ✓ Children`s Pool

## CLIMATE CONTROL

- ✓ Hot A/C
- ✓ Cold A/C
- ✓ Central Heating

## VIEWS

- ✓ Mountain
- ✓ Golf
- ✓ Pool

## FEATURES

- ✓ Fitted Wardrobes
- ✓ Private Terrace
- ✓ Solarium
- ✓ Storage Room
- ✓ Ensuite Bathroom

## FURNITURE

- ✓ Fully Furnished

## KITCHEN

- ✓ Fully Fitted

## GARDEN

- ✓ Communal

## SECURITY

- ✓ Gated Complex
- ✓ Entry Phone
- ✓ Safe

## PARKING

- ✓ Underground
- ✓ Covered
- ✓ More Than One
- ✓ Private

## UTILITIES

✓ Electricity

## CATEGORY

✓ Golf

✓ Resale

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This stylish townhouse offers a great mix of space, natural light and modern design, making it a really comfortable home whether you're living here full-time or using it as a holiday place. With marble floors throughout and a warm, contemporary feel, it's both practical and inviting.

The main living area is bright and open, with a lounge and dining space that flows straight out onto a private terrace and through large sliding doors. It's a great space for relaxing, having friends over or just enjoying a meal outside. The kitchen is fully fitted and connects nicely with the living space, so everything feels open and easy to use.

The house is set over three levels and has three good-sized bedrooms, all with built-in wardrobes. The master bedroom has its own en-suite, and there's also a family bathroom. There's a private garage with space for up to three cars, which is a big plus for both parking and storage.

The property also benefits from a fully upgraded basement, with pre-installation already in place for a bathroom (including plumbing and drainage), along with electrical points, lighting and a ventilation system. This gives you a great opportunity to easily create extra living space, whether that's a guest apartment, gym or entertainment area.

It also comes with a tourist licence already in place, so you can rent it out short term if you want. Another nice detail is that you only have neighbours on one side, which gives you a bit more privacy.

The property is located in La Cala Golf Resort, one of the most popular areas on the Costa del Sol. You've got access to three golf courses, a racquet club (tennis, padel and squash), gym, spa and the hotel. The community itself has well-kept gardens, two swimming pools and a separate kids' pool.

Even though it feels peaceful and surrounded by nature, you're only about 7 minutes from the beach, restaurants, shops and schools in La Cala de Mijas. Fuengirola is around 10 minutes away, Marbella 20 minutes, and Málaga Airport about 30 minutes, with easy access to the main road.

All in all, it's a really solid option if you're looking for a modern home in a quiet location, with rental potential and everything you need close by.

Contact us today to secure your viewing.

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# GALLERY







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