

## Haus zum Verkauf in Nueva Andalucía, Costa del Sol

3 Schlafzimmer | 3 Badezimmer | 163 m<sup>2</sup> Wohnfläche | 50 m<sup>2</sup> Terrasse | Garage Ya | Garten Ya | Pool Ya  
€ 1,138 IBI | € 185 Rubish tax | € 1,884 Community fees



### Beschreibung der Immobilie

Exceptional Investment & Refurbishment Opportunity in Azalea Beach

Located within the sought-after community of Azalea Beach, this property presents a rare opportunity to create a bespoke home in a prime coastal setting.

The townhouse offers 3 bedrooms, 2 bathrooms, and an additional guest toilet, with a total built area of 163 m<sup>2</sup>. A private 50 m<sup>2</sup> garden and terrace seamlessly connect to the beautifully maintained communal gardens and two swimming pools, providing a tranquil and inviting outdoor space.

Currently in shell condition, the refurbishment process has already begun—allowing the new owner complete freedom to design and finish the property to their own taste and specifications. A

standout feature is the spacious attic room, which offers excellent potential to be transformed into a luxurious master suite or an independent guest suite.

The property enjoys a desirable south-east orientation at the rear, perfect for soaking up the morning and early afternoon sun on the