



## DETACHED VILLA WITH 3 BEDROOMS

📍 Costalita

**REF# R4787275 – 750.000€**

IBI

840 €/YEAR

Garbage

173 €/YEAR

Community

480 €/YEAR



3  
Beds



1  
Baths



150 m<sup>2</sup>  
Built



500 m<sup>2</sup>  
Plot



65 m<sup>2</sup>  
Terrace

A charming villa, only a 3 minute walk from the beach, in the consolidated residential area of Saladillo, next to Costalita. An ideal holiday home next to the beach, this lovely villa has its own swimming pool, off-street parking and a lovely low-maintenance garden. The villa has been a family home for many years and so has

been well maintained and yet still offers further possibilities for expansion. The ground floor comprises an open-plan fully fitted kitchen with a dining area that seats 6-8 people comfortably, and a nice living room area that opens out on to the covered terrace with views of the pool and garden. Also on the ground floor, there are two bedrooms that share a bathroom. It is easily possible to create a second bathroom that would be ensuite to the main bedroom, as there is a storage room immediately behind the shared wall, which the owners currently use as a workshop for their business. On the upper level, we find the third bedroom which has its own toilet area. Also a small roof terrace is on this level, which actually offers a view of the sea. There is also a laundry room area, separate from the main house. A very private property and not overlooked.

There are plenty of shops and services nearby, and several commercial areas within a 5 minute drive. Just a 5 minute walk away, there is the popular Pepe's Beach restaurant and the more upmarket La Antigua restaurant just another 2 minutes walk. Also in the area is the Villa Padierna racquet club offering tennis and paddle courts, as well as a nice restaurant and café, and also the Anantara Beach Club offering Balinese sun beds and gourmet food and cocktails, served to you on the beach. A lovely property, ideal as both a holiday or permanent home.



