D-PADUA Serv. Inmob. Costa del Sol

Campillos
Málaga

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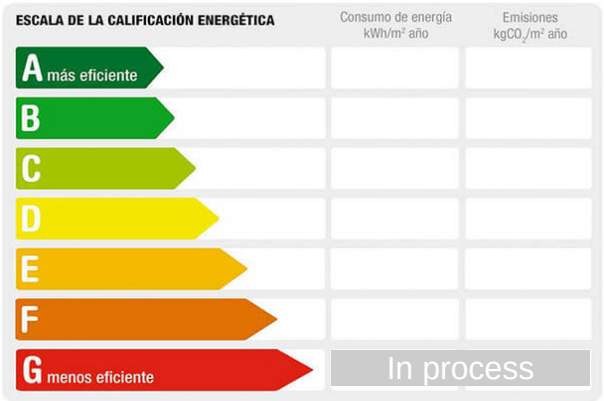
Reference:	**2602-AL-V-06**
Property type:	House Village-style
Sale/rent:	For sale
Price:	**73.000 €**
Condition:	Semi renovated

Town:	Almargen
Province:	Málaga
Postal code:	29330
Zone:	Semicentro



Sqm built:	79	**Floor:**	stoneware	**Plot sq.meters:**	87
Bedrooms:	4	**Bathrooms:**	1	**Antiquity:**	1959
Outward/Inward:	outward				

Description:

In the municipality of Almargen (Málaga), this welcoming townhouse is located in a central area, close to essential services such as shops, schools, bus stops, the train station, a pharmacy, etc., contributing to an unbeatable quality of life.

The house has a constructed area of 79 m² on two floors, with the following layout:
Ground floor: Entrance hall, hallway, single bedroom, living room, laundry room, bathroom, and then an open patio of 17 m², a charming corner that offers the opportunity to enjoy the fresh air, hold family gatherings, or simply relax. Next is the kitchen it is possible to remove the kitchen building, creating a larger patio, and relocate the kitchen to the laundry area, either adjacent to or open to the living room.

Upper floor: Accessed from the first level of the ground floor via the stairwell, here we find a spacious master bedroom and two additional bedrooms, one interior and the other a larger double bedroom. This property can be adapted to the needs of any family. The ground floor has been partially renovated, including flooring, plumbing, and sanitation. It features a solid structure with concrete beams, and the rest is very well preserved. Despite its small size, it offers functionality and versatility, guaranteeing complete comfort. With just a few minor adjustments, future owners will be able to enjoy their new home without delays or complications.

Contact us for more information and to schedule a visit.
Customer service office in Campillos (Málaga), C/ Santa Ana nº 2, 1st Floor.

You can visit our website at www.viviendasmalaga.com

In compliance with Decree 218/2005 of the Andalusian Regional Government, dated October 11, the client is informed that notary fees, registration fees, Property Transfer Tax (ITP), Stamp Duty (AJD), and other expenses inherent to the purchase are NOT included in the price, nor are the agency´s brokerage fees of 3% plus taxes.