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Villa

Coín



Chambres: 4	Salles de bains: 4	M²: 191	Prix: 595 000 €
Statut: Vente	Type de propriété: Villa	Référence: R4203202	Publish date: 12.06.25

Vue d'ensemble:Nestled within landscaped grounds, surrounded by mature vegetation, offering complete privacy in the heart of Coín, within easy walking distance to shops, bars and schools, this property offers stunning curb appeal on one of Coín most popular urbanisations. The villa is situated on a plot of over 600m2, with a private driveway and garage offering ample parking. The property is traditional in style with many modern elements incorporated over the years. This can be seen the moment you enter the property. A large glass wall separates the inner hallway from the kitchen diner, allowing ample light to flood this space. You are immediately drawn into the kitchen, the heart of the villa, fully fitted, contemporary in design with more than enough space for a dining table. Patio doors lead outside onto a lovely wooden deck with retractable sunshades. Back to the inner hallway, from here you have access to a double bedroom with ensuite bathroom, a large living room with a stunning open fire set as it´s main focal point with ample space beyond for a family sized dining table. Stairs lead you to the first floor where you will find an office space elevated amongst the eves overlooking the staircase, two double bedrooms, a family bathroom and a master bedroom with en-suite. From the master bedroom, you have access to a private terrace overlooking the garden. From the inner hall, stairs also lead down to the basement where there is scope for

further development (subject to planning). At present, there is a large living space (currently used for storage), a second kitchen diner, two large storerooms, garage, and a shower room. The property is in excellent condition throughout, boasting hot cold air conditioning, town water, private drive way, and mature garden with plunge pool. This villa is ideally situated on a quiet residential street with easy access to the A-355 which leads to Malaga (30 mins drive) and Marbella (25 mins drive) ABOUT COIN The vibrant town of Coin is a beauty with plenty of history and sights. As you arrive, you will drive through fields of orchards, oranges, lemons, olives, almonds and forests such as Alpujata, La Fuente, El Charco del Infierno and La Albuquera. You will feel a world away from civilisation and indeed Coín is referred to as the town of three hundred orchards. Coín has a rich history having been occupied by the Romans, when the town was known as Lacibis, then later as La Cobin, in the 1st century B.C. There are many lovely squares, known as Plazas, where you can relax with a coffee, listen to the fountains and watch the world go by. Try Plaza de la Via or Plaza Alameda. When occupied by the Moors, Coín was known as Dacuan and was an important town in the region. Although Coín's economy has largely relied on agriculture, it also has been a producer of marble and ceramics, perhaps you have heard the term ‘green Coín'? Coin is located 36km south-west of Málaga, at an altitude of 210 metres above sea level overlooking the stunning Guadalhorce Valle. The climate has mild winters and hot summers and more than a third of the days of the year are sunny. Its municipality has an area of 128.4 km2 and welcomes its almost 22,000 inhabitants, who receive the name of coineños or coínos The Listing agent for itself and as agent for the vendor gives notice that: 1. These particulars are only a general outline for the guidance of intending purchasers and do not constitute in whole or in part an offer or a Contract. 2. Reasonable endeavours have been made to ensure that the information given in these particulars is materially correct, but any intending purchaser should satisfy themselves by inspection, searches, enquiries, and survey as to the correctness of each statement. 3. All statements in these particulars are made without responsibility on the part of Listing agent or the vendor. 4. No statement in these particulars is to be relied upon as a statement or representation of fact. 5. Neither Listing agent nor anyone in its employment or acting on its behalf has authority to make any representation or warranty in relation to this property. 6. Nothing in these particulars shall be deemed to be a statement that the property is in good repair or condition or otherwise nor that any services or facilities are in good working order. 7. Photographs may show only certain parts and aspects of the property at the time when the photographs were taken and you should rely on actual inspection. 8. No assumption should be made in respect of parts of the property not shown in photographs. 9. Any areas, measurements or distances are only approximate. 10. Any reference to alterations or use is not intended to be a statement that any necessary planning, building regulation, listed building or any other consent has been obtained. 11. Amounts quoted are exclusive of Tax if applicable.

Caractéristiques: