



## Geschakelde Woning te koop in Nerja, Velez-Málaga

349.000 €

Referentie: R5292094 Slaapkamers: 3 Badkamers: 3 Perceelgrootte: 136m<sup>2</sup> Terras: 36m<sup>2</sup>





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## Costa del Sol East, Nerja

Townhouse with Tourist Licence, Independent Apartment and Sea Views – Punta Lara, Nerja

This attractive and versatile townhouse offers tourist licences for both the main house and the independent guest apartment, making it suitable as a permanent residence, holiday home, or a good investment with rental potential.

Situated in the popular residential area of Punta Lara, Nerja, the property enjoys pleasant sea and mountain views and is just 800 metres from the beach, with Nerja town centre approximately 3 km away. Residents also have access to a communal swimming pool, gardens, and on-site restaurant.

The property includes 3 bedrooms, 3 bathrooms, 2 living rooms, and 2 kitchens, distributed between the main house and a completely independent apartment, providing flexibility and privacy.

The main house is laid out over two levels. On the entrance floor there are two bedrooms, one double and one twin, plus a bathroom with shower. Upstairs, a staircase leads to a living room opening onto a balcony with sea views, a fully equipped open-plan kitchen, and a second bathroom. From the balcony, a spiral staircase leads up to the property's standout feature: a solarium of almost 40 m<sup>2</sup> with outdoor kitchen and BBQ, perfect for relaxing, sunbathing, or enjoying evening drinks.

The independent apartment is accessed separately and comprises a living room with open-plan kitchen, double bedroom, and bathroom with walk-in shower, plus a small private patio at the entrance.

An attractive property combining sea views, outdoor living, and flexibility for personal use or holiday rental. Viewing is recommended.



## Kenmerken:

### Extra's

Overdekt terras  
Nabij transport  
Privéterras  
Satelliet -tv  
Gemonteerde kasten  
Solarium  
Wifi  
Gastappartement

Barbecu

Kelder

### Uitzicht

Zee  
Berg  
Panoramisch  
Land

### Zwembad

Gemeenschappelijk

### Tuin

Gemeenschappelijk

### Categorie

Vakantiehuisen  
Koopje  
Wederverkoop

### Zonorientatie

Zuiden

### Ligging

Verstedelijking  
Dicht bij zee  
Dicht bij de stad  
Aan het strand

### Meubilering

Volledig ingericht

### Parkeergelegenheid

Straat  
Gemeenschappelijk

### Energiebeoordeling

E

### Klimaatbeheersing

Airconditioning  
Haard

### Huidige Staat

Goed

### Keuken

Volledig passend

### Voorzieningen

Elektriciteit

### CO2 Emission Rating

E