



**450.000€**

**FLAT FOR SALE IN ZAHARA DE LOS ATUNES**

REFERENCE	Bedrooms	Toilets	M <sup>2</sup> CONSTR
<b>000325</b>	<b>3</b>	<b>2</b>	<b>112.00</b>

In one of the best and most peaceful areas of the town of Zahara de los Atunes, with views of the sea and Sierra del Retín, this spectacular 82 m<sup>2</sup> duplex penthouse is located. Just a few meters from the beach, very comfortable and within a privileged natural environment.

Its large 35 m<sup>2</sup> terrace located on the second floor, partially glazed, will make you enjoy those wonderful views of the sea and the mountain. The property is very bright, with a comfortable living room with a large window and fireplace. The fireplace adds a cozy touch in winter. A distributor hallway connects to the fully equipped independent kitchen, followed by a bathroom and two spacious bedrooms with built-in wardrobes.

From the entrance, a discreet spiral staircase leads to the second floor, where we find a master bedroom with en-suite bathroom, built-in wardrobe, and a small study area. From here, we access a magnificent terrace, which has 12 m<sup>2</sup> glazed and more than 20 m<sup>2</sup> outdoors with fascinating views of the sea. Through an external staircase, we reach the roof terrace and solarium, a perfect space to enjoy in the company of family and friends, surrounded by an unparalleled landscape.

An exceptional property that combines a privileged location, breathtaking views, and comfort. Don't miss the opportunity to make it yours!

In accordance with the provisions of Decree 218/2005, of October 11, the client is informed that notary fees, registration fees, property transfer tax, and other possible expenses inherent to the sale are not included in the price.

<b>TERRACE</b>	<b>A.C</b>	<b>GARAGE</b>	<b>STORAGE ROOM</b>
<b>Yes</b>	<b>No</b>	<b>No</b>	<b>No</b>
<b>POOL</b>	<b>GARDEN</b>	<b>FIREPLACE</b>	<b>HEATING</b>
<b>No</b>	<b>No</b>	<b>Yes</b>	<b>No</b>