



## Finca - Rural Estate for sale in Coín, Coín

**299,000 €**

Reference: R5296357   Bedrooms: 1   Bathrooms: 1   Plot Size: 4,221m<sup>2</sup>   Build Size: 40m<sup>2</sup>   Terrace: 200m<sup>2</sup>





## Valle del Guadalhorce, Coín

Your Country Home WITH AFO ???? What everyone is looking for... but almost no one finds. We are pleased to offer this charming country house, recently legalized and boasting a valid AFO Certificate, set in a peaceful natural environment just 7 minutes from La Trocha Shopping Centre and with quick access to the A-355 road, which connects Coín with Málaga and Marbella. The property includes a 33 m<sup>2</sup> house, comprising a living room and one bedroom. At the entrance of the house, beneath a covered porch, there is a spacious outdoor kitchen with dining area, providing access to a bathroom and a separate indoor kitchen. From the dining area, you reach a second covered space of approximately 50 m<sup>2</sup>, ideal for gatherings and celebrations, featuring a fully equipped party kitchen, sink, and a wood-fired oven, perfect for preparing large cuts of meat, pizzas, or traditional homemade bread. Adjacent to this area is the 8 x 4 metre swimming pool, surrounded by a solid concrete terrace, creating an ideal space to enjoy the excellent climate all year round. The finca benefits from multiple access points, a covered parking area for two vehicles, as well as a large uncovered parking area. The remainder of the plot is prepared for growing fruit and vegetables, with a well-defined separation between the living area and the agricultural zone, where you will find orange, lemon and mandarin trees, as well as a large pecan walnut tree. A unique property for those seeking countryside living, privacy, legal security and excellent connections, whether as a holiday home, permanent residence or investment. ???? Do not hesitate to contact us for further information or to arrange a viewing.



## Features:

Features	Orientation	Climate Control
Covered Terrace	South West	Air Conditioning
Private Terrace		Cold A/C
Utility Room		Hot A/C
Views	Setting	Condition
Mountain	Country	Good
Country		
Garden		
Pool	Furniture	Kitchen
Private	Fully Furnished	Fully Fitted
Garden	Parking	Utilities
Private	Private	Electricity
	Covered	
	More Than One	
Category	Furniture	Kitchen
Resale	Fully Furnished	Fully Fitted