

Ref: R4815016

Price: 995,000€



 **Villa - Semi Detached**

 **Cortes De La Frontera**

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 **560m² Build Size**

Property for Sale in Cortes de la Frontera: A Unique Andalusian Gem

Nestled within Andalucia's prestigious Golden Triangle, this extraordinary property is perfectly situated just 15 minutes from Gaucín. Ideal as a weekend retreat, holiday home, or permanent residence, this estate offers exceptional potential with a "Casa Rural" licence, making it suitable for a B&B, hotel, or restaurant.

Ground Floor Features:

- Elegant reception lobby and entrance hall leading to a cosy snug area with a built-in bar.





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Ground Floor Features:

- Elegant reception lobby and entrance hall leading to a cosy snug area with a built-in bar.
- Spacious lounge with a fireplace and adjoining dining area, all featuring picturesque views and multiple doors opening onto a large covered terrace.
- Fully equipped professional kitchen with a breakfast area, utility room, and cloakrooms.
- Small office area, TV room/library with access to a secluded sun terrace surrounding the swimming pool.

First Floor Highlights:

- Five en suite bedrooms with fitted wardrobes, four of which offer stunning river views.
- Vaulted ceilings throughout, with a spacious hallway featuring two storage cupboards and a laundry room.
- Access to an additional sun terrace with steps leading down to the pool area.

Additional Accommodation:

- Separate ground floor suite with independent entrance, featuring a bedroom, bathroom, lounge, and kitchenette.
- Lower floor accessed from the lounge's covered terrace, with three further en suite bedrooms and a guest toilet.

Location & Accessibility:

- Surrounded by the serene beauty of the river, countryside, and mountains, offering peace and tranquillity.
- Just 40 minutes from the Costa del Sol beaches.
- Convenient access to the Algeciras-Ronda train line, with the station (Estación Cortes de la Frontera) just a 2-minute walk away.

This truly unique property in Cortes de la Frontera presents an unparalleled opportunity for luxurious living or a thriving hospitality venture.