



## EQUESTRIAN FARM- COÍN

Cam. de Gibralgalia, Málaga, Spain

# 975.000 €



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CEO

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**The essentials**

**Type of operation:** Venta  
**Lot size:** 395 m<sup>2</sup>  
**Bedrooms:** 6 beds  
**Garage:** 1  
**CEE:** En Trámite  
**Category:** Finca, Rural Estates

**Area:** 412 m<sup>2</sup>  
**Plot:** 59679  
**Bathrooms:** 3 baths  
**Storage room:** 1  
**Status:** Excellent  
**ID property:** 942V

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## Main features

**Features:** American Kitchen, Furnished kitchen, Kitchen equipped with appliances, Mountain views, Storage room

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Fortuny Hogares Únicos offers for sale this beautiful, cosy and comfortable equestrian farm located in the municipality of Coín, just 35 minutes drive from Málaga and close to the villages of Cerralba and Gibrálgaia, with centenary olive trees, 300 organic lemon trees and orchard. The property is in perfect condition and with all the comforts, it is perfect for horses and livestock with all the necessary facilities for good use and exploitation; the property has an indefinite book of livestock exploitation. The property sits on a plot of 59.697 m<sup>2</sup> and has a total constructed area of 412m<sup>2</sup> made up of various buildings with the following distribution: At the entrance of the property is the main house on one floor with a semi-covered porch, a large living-dining room with an open plan fully fitted and equipped kitchen, three large bedrooms, one of them with en-suite bathroom plus a second bathroom. This house has two entrances. Between the main house and the stables, there is an auxiliary house of one floor distributed in a living-dining room, open plan kitchen, three bedrooms, one of them with bathroom en suite, plus a small room used as a storage room. A third flat of 40m<sup>2</sup> is planned. In the northern part of the property, there are two elements, one formed by covered stables, patio and corral, and another element where the uncovered stables, storeroom and a fence are located. In the north-eastern part of the estate, there are buildings for storing straw and for the horse's foaling area. To the south of the estate, there is a bullring and a water reservoir with a capacity of 3,000,000 litres. The property has photovoltaic supplies for the whole property and an unlimited cattle book. In the outside area, there is a surface parking area, isolated, closed and covered. Energy Certificates are in process. In compliance with the RD of the Junta de Andalucía 218/2005 of the 11th of October, we inform the consumers that the indicated price does not include the expenses derived from the purchase of the property according to the current laws (ITP, notary expenses and in case of new construction the VAT tax). For further information, please do not hesitate to contact us. We will be happy to help you.

