



## Detached Villa for sale in Benalmádena, Benalmádena

**1 395 000 €**

ВАННАЯ КОМНАТА:

Ссылка: R4943071 спальни: 3 5

Размер участка: 591м<sup>2</sup> Размер сгорки: 235м<sup>2</sup> Терраса: 80м<sup>2</sup>





## Costa del Sol, Benalmádena

235 m<sup>2</sup> built + 80 m<sup>2</sup> enclosed terrace | 591 m<sup>2</sup> plot | Private pool | Views of the Bay of Fuengirola

Discover this spectacular detached villa, a true gem of design and comfort in the exclusive Higuerón area of Benalmádena. Completely renovated in 2017, this property combines spacious interiors, high-quality finishes, and a privileged location, just 1 km from Carvajal Beach.

???? Villa Layout: Main Floor:

- Modern open-plan kitchen, fully equipped.
- Spacious living room with a built-in fireplace.
- Office (which can be converted into a third bedroom).
- Guest toilet.
- Bedroom with an en-suite bathroom.

Upper Floor:

- Master suite of 56 m<sup>2</sup> with a stylish en-suite bathroom and mirror-effect ceiling.

???? Outdoor Spaces:

- ✓ Private pool with shower.
- ✓ Chill-out area with pergola, sun loungers, and a decorative fountain.
- ✓ Enclosed terrace with Lumon glass, perfect for year-round use.
- ✓ Barbecue area with toilet and storage room.
- ✓ Closed garage and covered parking area.

???? Extras & Features:

- ✓ Central air conditioning + individual units in bedrooms.
- ✓ 22 solar panels for maximum energy efficiency.
- ✓ 6,000-liter water storage tank.

???? Prime Location:

???? Situated in Higuerón, one of the most sought-after areas on the Costa del Sol.

???? Just minutes from the Higuerón Shopping Center (Carrefour, pharmacy, restaurants, and shops).

???? Only 1 km from Carvajal Beach.

???? Quick access to the A7, excellent connections to Málaga and Marbella.

???? Quiet and secure area, ideal for living or investment.

???? Costs:

- IBI (Property Tax): €870/year.
- Community Fees: €92,5/month.

???? Contact us for more information and a private viewing!

In compliance with Decree 218/2005, of October 11, which regulates consumer information in property sales and rentals in Andalusia, we inform clients that notary fees, registry fees, I.T.P., financial costs, and other purchase-related expenses are not included in the price. The information provided in this advertisement is for guidance only, is non-binding, and has no contractual validity.



## Характеристики:

Функции	Ориентация	Климат -контроль
Покрытая терраса	Юго -Восток	Кондиционер
Частная терраса		Камин
Хранилище		Центральное отопление
Ванная комната		
Мраморные полы		
Двойное остекление		
Приспособленные шкафы		
Барбекю		
Волоконно -оптика		
Виды	Параметр	Состояние
Море	Урбанизация	Отличный
Бассейн	Мебель	Кухня
Частный бассейн	Полностью меблирован	Полностью оснащен
Сад	Безопасность	Стоянка
Частный сад	Система тревоги	Гараж
Категория		
Роскошь		