



## SAMOSTATN? STOJÍCÍ VILA 6 LOŽNICE

📍 Benahavís

**REF# R4361374 – 2.750.000€**



6

Ložnice



5

Koupelny



496 m<sup>2</sup>

Built



1633 m<sup>2</sup>

Plot

Situated in the heart of El Paraiso, Benahavis in a quiet, no through road is this stunning south west facing family home offering panoramic views towards Africa.

The property has been the subject of a major refurbishment program by the current owner and would be an ideal purchase for someone who is looking to buy a brand new villa with a traditional twist.

Many of the brand new villa's in this price bracket are on smaller plots with no views, making this property very appealing.

The accommodation is spread over three levels and in theory benefits from three master bedroom suites with one being on each level.

On the ground floor the spacious entrance hall leads to a cosy living room with sliding doors into the fantastic kitchen / breakfast room, with double doors to the terrace.

The high quality kitchen includes two fridges, microwave, oven and hob with extractor fan as well as a dishwasher as well as a dining area.

The living room has an electric fire creating that cozy feeling.

There are two bedrooms on the ground floor, one of which has a quality en suite bathroom. There is also a fabulous family bathroom / guest cloakroom.

On the top floor of the property is the main master bedroom which benefits from a hidden en suite bathroom and fitted wardrobes.

Off of the master bedroom is a lounge / office which if required could be converted into another bedroom.

The lower level of the property has three bedrooms, one of which is the third master bedroom with en suite bathroom. There are two further double bedrooms and a family bathroom.

The games room with pool table leads to the garden and to the utility / laundry room and garage.

Other features in the property include :

- Electric underfloor heating in the kitchen and bathrooms
- Data wired to most rooms
- Wired Fiber for Wi-Fi into the property
- Remote security gate and automatic shutter to the garage
- All windows have new electric security shutters
- New alarm system monitored by central station
- Air conditioning in all the bedrooms
- Water feature to front upper garden
- Understairs integrated wine storage area
- Video entry to front pedestrian gate
- Interior designed by Blackshaw

A major feature of this property is the outside space where you will find a covered outdoor kitchen and dining room. This area can be utilised all year round and enjoys stunning views.

The kitchen includes a BBQ, stove, fridge and sink with a large dining table enjoying the amazing views.

The swimming pool and terrace has been re-tiled and is a a tranquil space to relax, swim and enjoy the

sun. There is an outdoor shower / WC.

The lower level of the garden has astro turf and is an ideal space for children to play

There is a fully fitted and functional outdoor bar, providing an excellent space for families to enjoy and entertain.

It is covered by a fully automated pergola with the following features :

- Fully opening roof blades
- Each of the four sides open and close, creating a bar room if required
- Roof heating for use during the winter
- Integrated lighting
- Integrated speakers
- All remote controlled

The bar has a dishwasher, ice machine and two double fridges for drinks.

The whole pool area has speakers which are linked to 4 Sonos Amps, meaning the whole area is Sonos enabled.

The pool was completely refurbished by the current maintenance company in 2019. This included the installation of a new pump which is controlled and monitored by an easy Smartphone App.

This property can only truly be appreciated by having an internal viewing. There are so many features and the views cannot be put into words.....





