



## FINCA - CORTIJO 5 LOŽNICE

📍 Alhaurín el Grande

**REF# R4710880 – 750.000€**

IBI

801 €/YEAR

Garbage

164 €/YEAR



5

Ložnice



4

Koupelny



558 m<sup>2</sup>

Built



6049 m<sup>2</sup>

Plot



150 m<sup>2</sup>

Terrace

Two villas, two entrances, two swimming pools in Alhaurin el Grande!

A unique opportunity in the popular Alhaurin el Grande. On a plot of 6049m<sup>2</sup> we find two villas. Each with its own entrance and surrounded by lush gardens. The first villa of 165m<sup>2</sup> has an impressive porch at the

front from where you have a fantastic view over Alhaurin el Grande. This property has an entrance-hall, three bedrooms (2 with airco), a very large living room (also with airco), office, and two bathrooms (one ensuite). The highlight of this villa is the enormous kitchen with all possible built-in appliances, a utility room with access to the terrace, and a storage room. In the living room, there is a pellet stove. The villa is in perfect condition. Next to the villa, we find the large outdoor kitchen of 40m2 with barbecue and all the amenities to avoid cooking indoors on summer days. Surrounding this property are several outbuildings; garage & workshop (70m2!), stables, etc. All buildings have been recently registered. From the villa, we walk down a staircase and reach the immense 62m2 swimming pool with various outbuildings (including shower/toilet).

On the same plot, but also accessible via a separate gate (both gates are automatic), there is a second villa, built (in 2013, 86m2) from Scandinavian logs. This one is modernly furnished and has two bedrooms, one bathroom, a living room with (modern) open kitchen, and a wood stove. Also on this part of the plot are several outbuildings (including a log cabin, formerly used as an office) and a private swimming pool of 35m2. As already mentioned, everything is legalized and a unique opportunity to combine living and renting!

Extra: Alarm system in both villa's, irrigation system, own well (registered, 100 meters deep), 2 septic tanks, 2 electricity contracts, 2 watermeters, double glazing in both properties

Build surface, including outbuildings: 558m2

5 bedrooms, 3 bathrooms, 2 extra toilets around the pools

5km from La Trocha shopping mall

8km to Alhaurin el Grande

5km to Coin

30 km to the airport Málaga, Marbella and the beaches

















