



## SAMOSTATN? STOJÍCÍ VILA 4 LOŽNICE

📍 Alhaurín el Grande

**REF# R4732417 – 935.000€**

IBI

1000 €/YEAR

Garbage

80 €/YEAR



4

Ložnice



4

Koupelny



533 m<sup>2</sup>

Built



12000 m<sup>2</sup>

Plot



100 m<sup>2</sup>

Terrace

Don't miss this unique opportunity to own a piece of paradise in Andalusia. Welcome to our unique estate with guest house.

This exceptional estate, surrounded by breathtaking mountain landscapes and lush valleys, offers a rare

opportunity to indulge in the Andalusian lifestyle in all its glory.

Main House:

3 bedrooms and 3 bathrooms, ideal for comfortable living.

Separate office space for work or creative pursuits.

Fully equipped kitchen and utility room for everyday convenience.

A cozy living and dining area for relaxation and entertainment.

Patio with adjoining storage space.

A generous covered terrace for enjoying the fresh air and stunning views.

Guesthouse:

1 bedroom and 1 bathroom, perfect for guest accommodations or as a separate dwelling.

A comfortable living room and dining area.

A spacious kitchen for culinary delights.

A large covered terrace for relaxation and outdoor living.

A patio

Opportunities for expansion within the boundaries of the plot. Building plans available.

Extras:

Pallet burner

Air conditioning (heating and cooling)

Municipal water & community irrigation

Generous pool with new saltwater pump and automatic pH regulator for minimal maintenance.

3 garages for vehicles and storage, easily convertible for a 3rd residence for personal use or rental.

Building plans available

Beautifully landscaped garden, designed by an Landscape Architect

The orchard boasts a variety of fruit trees, including orange, grapefruit, mandarin, grape, pomegranate, lemon, apple, fig, quince, carob, loquats, and olive trees.

This estate encapsulates the essence of living in Alhaurin el Grande, where you can enjoy the tranquility and beauty of nature while still being close (30 minutes) to the vibrant city of Malaga. Located 7 minutes from the center of Alhaurin el Grande, 20 minutes from Mijas, and 25 minutes from the beaches.

Detached Villa, Alhaurín el Grande, Costa del Sol (built 1989)

4 Bedrooms, 4 Bathrooms, Built 533 m<sup>2</sup>, Int floor space 450m<sup>2</sup>, Terrace 100 m<sup>2</sup>, Garden/Plot 12000 m<sup>2</sup>.

Setting : Country, Close To Shops, Close To Town, Close To Schools, Close To Forest.

Orientation : East, South.

Condition : Excellent.

Pool : Private. Salt water pool

Climate Control : Air Conditioning.

Views : Country, Panoramic, Garden, Pool, Courtyard.

Features : Covered Terrace, Fitted Wardrobes, Near Transport, Private Terrace, WiFi, Guest House, Storage Room, Ensuite Bathroom.

Furniture : Optional.

Kitchen : Fully Fitted.

Garden : Private, Landscaped.

Security : Gated Complex, Entry Phone, Alarm System.

Parking : Garage, More Than One, Private.

Utilities : Electricity, Drinkable Water.

Category : Golf, Holiday Homes, Investment, Resale.





















