SAMOSTATN? STOJÍCÍ VILA 3 LOŽNICE

Cerros del Aguila

REF# R5325583 – 699.000€

IBI	Community
1045 €/YEAR	1500 €/YEAR

3	2	175 m²	875 m²
Ložnice	Koupelny	Built	Plot

Beautiful One-Level Villa with Private Pool – Fuengirola / Cerros del Águila

Welcome to this charming and well-maintained villa located in the peaceful and sought-after urbanisation **Cerros del Águila** – just a short drive from golf courses, padel clubs, the Miramar shopping centre,

VILLA ONE Luxury Homes **T |** +34 687 83 44 03 **E |** info@villaone.es **W |** villaone.es
D | Avda. Ricardo Soriano, 72, Edif. Golden B, 1ª Planta, (29601) Marbella, Málaga, España.

Fuengirola's beaches, and the brand-new public park opening less than 1 km from the property. Málaga Airport is only 25 km away, making this the ideal location for both permanent living and holiday escapes.

The Property
Set on a quiet street with very little traffic, this bright and inviting villa is all on one level and offers:

* A spacious open-plan living and dining area with a wood-burning fireplace and direct access to sunny terraces and the pool area
* A brand-new Danish kitchen fitted with a granite worktop, offering both style and functionality
* Underfloor heating in the kitchen and both bathrooms – ideal for comfort in all seasons
* New flooring throughout the house
* New high-quality exterior doors and modern double-glazed windows with energy-efficient passive glass
* Three generously sized bedrooms with built-in wardrobes, including a master bedroom with en-suite bathroom
* Two bathrooms in total – one with a bathtub and one with a walk-in shower
* Hot and cold air conditioning in the living room and all bedrooms
* A private swimming pool surrounded by sun-drenched terraces and an outdoor shower
* An outdoor kitchen area – perfect for al fresco dining and entertaining
* A rooftop terrace with stunning panoramic views of the surrounding mountains
* A large, mature garden with various fruit trees
* Two garages and a fully fenced plot for added privacy and security

Excellent Investment Potential
This villa is not only a wonderful home – it also represents a strong investment opportunity. Short-term holiday rentals are permitted in Cerros del Águila.

This is a rare find – combining quality, privacy, and proximity to everything the Costa del Sol has to offer. Whether you're looking for a stylish full-time residence, a holiday getaway, or a smart investment, this villa ticks every box.

Contact us today to arrange a viewing !

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