

Sales - House - Calahonda
1.395.000€

www.mibgroup.es
+34 662 58 96 58
info@mibgroup.es



Ref.-ID: MIBGR3305227

Calahonda

House

Community: 588 EUR / year

IBI: 2,800 EUR / year

Rubbish: 290 EUR / year



5



5



380 m2



1570 m2

Fine Residence Luxury villa in the sought after middle Calahonda area , centrally positioned. The beaches so near at 1.5 km (less than 3 car minutes). A real opportunity to purchase this spacious very well built Mediterranean Fine Residence. Nestled gracefully in the exclusive villa district (dead end street) at about 8 minutes walk to the 9 holes golf course la Siesta. A comfortable villa with large living - dining area and a kitchen with own dining corner. Best central position just minutes to all amenities. 10 minutes to Marbella and 15 to Port Banus. Airport Malaga 25 minutes. When entering through the main gate one experience a huge square-like open space playground (open patio). Ideal for a sundowner and playground for the kids. The grand centre foyer leads to a large living dining room (75m2) with fireplace as well as a family room (35m2). Guest toilet in centre foyer. Large fully furnished kitchen with informal dining centre + laundry room. Sliding doors towards all the terraces. Authentic wine cellar with sitting area and storage for about 300 bottles. Spacious 2-car garage. The villa consists of five bedrooms with five bathrooms including a generous master suite with walk-in dressing room (upstairs) as well as an extra room (with terrace enjoying views to the mountains and valley) for cinema/fittnes/library/study/music listening. This residence boosts a top of the range Bang & Olufsen equipment. Bbig plot (1.570m2) for families with kids and a private landscaped mature garden with pool. Adjacent to the kitchen one can enjoy a covered terrace for family bbq. PS all bedrooms enjoy their own bathroom. Due to the top quality building and isolation applications this magnificent villa has a very economical energy consumption: 66.86 C.

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| <p>Setting</p> <ul style="list-style-type: none"> ✓ Close To Golf ✓ Close To Port ✓ Close To Shops ✓ Close To Sea ✓ Close To Schools ✓ Close To Forest ✓ Close To Marina ✓ Urbanisation | <p>Orientation</p> <ul style="list-style-type: none"> ✓ North East ✓ West | <p>Condition</p> <ul style="list-style-type: none"> ✓ Excellent | <p>Pool</p> <ul style="list-style-type: none"> ✓ Private | <p>Climate Control</p> <ul style="list-style-type: none"> ✓ Air Conditioning ✓ Hot A/C ✓ Cold A/C ✓ Fireplace | <p>Views</p> <ul style="list-style-type: none"> ✓ Mountain ✓ Garden ✓ Pool |
| <p>Features</p> <ul style="list-style-type: none"> ✓ Covered Terrace ✓ Fitted Wardrobes ✓ Near Transport ✓ Private Terrace ✓ Satellite TV ✓ Games Room ✓ Guest Apartment ✓ Storage Room ✓ Ensuite Bathroom ✓ Marble Flooring ✓ Barbeque ✓ Double Glazing ✓ Staff Accommodation ✓ Near Church | <p>Furniture</p> <ul style="list-style-type: none"> ✓ Fully Furnished | <p>Kitchen</p> <ul style="list-style-type: none"> ✓ Fully Fitted | <p>Garden</p> <ul style="list-style-type: none"> ✓ Private ✓ Landscaped ✓ Easy Maintenance | <p>Security</p> <ul style="list-style-type: none"> ✓ Entry Phone ✓ Alarm System ✓ 24 Hour Security ✓ Safe | <p>Parking</p> <ul style="list-style-type: none"> ✓ Garage ✓ More Than One ✓ Private |
| <p>Utilities</p> <ul style="list-style-type: none"> ✓ Electricity ✓ Drinkable Water ✓ Telephone ✓ Gas | <p>Category</p> <ul style="list-style-type: none"> ✓ Resale | | | | |