

**Ref.-ID: MIBGR4850830**

**Sierrezuela**

**House**

**Community: 900 EUR / year**

**IBI: 1,484 EUR / year**

**Rubbish: 143 EUR / year**



**4**



**3**



**310 m2**



**1755 m2**

This exquisite southwest-facing villa is located in the prestigious Urb. La Sierrezuela, Mijas Costa, offering luxurious living with breathtaking panoramic views. Meticulously maintained and beautifully decorated, the property spans three levels, blending space, elegance, and comfort in one of the most sought-after areas on the sunny Costa del Sol. Street Level: Upon arrival, you are greeted by an ample parking area within the plot and a spacious garage. The entrance hall leads into the home, offering a grand first impression with its inviting staircase and convenient guest toilet. The spacious, fully fitted kitchen is equipped with modern appliances and opens onto a lovely balcony, perfect for enjoying your morning coffee while taking in the views. The expansive living-dining area is a true highlight, featuring a comfortable fireplace, a panoramic window that frames the stunning surroundings, and direct access to the terrace. A charming reading corner in the living room creates a peaceful space for relaxation or enjoying a good book. Garden Level: On the lower level, you'll find two generously sized double bedrooms each with its ensuite bathroom. Both bedrooms offer plenty of space and light, making them perfect for guests or family members. In addition, there is a dedicated laundry room and a convenient storage area. The centerpiece of this level is the vast master bedroom, complete with a luxurious ensuite bathroom that features a walk-in shower, his-and-her sinks, and a spacious walk-in dressing room. From this floor, you can access the expansive terrace, which is designed for outdoor living and entertainment. The terrace is home to a large swimming pool, surrounded by ample space for sunbathing or relaxing under the shaded pergola. This serene outdoor area is perfect for enjoying the warm Spanish climate. For those who love to entertain, the covered outdoor kitchen is ideal for preparing meals to be enjoyed al fresco. The terrace is dotted with tranquil corners that provide a sense of peace and privacy. Top Floor (Tower Room): On the top floor, a versatile tower room is currently being used as an office but can easily be converted into a fourth bedroom, hobby room, or private retreat depending on your needs. With windows offering more incredible views, this room is filled with natural light and offers endless possibilities. Features and Amenities: This villa is equipped with all the modern conveniences to ensure a comfortable lifestyle. It features air conditioning throughout, ensuring the perfect temperature year-round. A solar power system significantly reduces electricity costs, making the home more energy-efficient. Additionally, an advanced alarm system provides security and peace of mind. The villa is surrounded by a mature, beautifully landscaped garden, which boasts a variety of trees and lush greenery, adding to the tranquil and private atmosphere of the property. Whether you're lounging by the pool, entertaining on the terrace, or enjoying the cozy interior spaces, this villa offers a perfect combination of luxury, comfort, and serenity in one of the most desirable locations in Mijas Costa.

**Setting**

- ✓ Close To Golf
- ✓ Close To Shops
- ✓ Close To Town
- ✓ Close To Schools
- ✓ Urbanisation

**Climate Control**

- ✓ Air Conditioning
- ✓ Hot A/C
- ✓ Cold A/C
- ✓ Fireplace

**Kitchen**

- ✓ Fully Fitted

**Utilities**

- ✓ Electricity
- ✓ Drinkable Water
- ✓ Telephone
- ✓ Gas
- ✓ Photovoltaic solar panels

**Orientation**

- ✓ South
- ✓ South West
- ✓ West

**Views**

- ✓ Sea
- ✓ Country
- ✓ Panoramic
- ✓ Garden
- ✓ Pool

**Garden**

- ✓ Private
- ✓ Landscaped

**Category**

- ✓ Luxury
- ✓ Resale

**Condition**

- ✓ Excellent

**Features**

- ✓ Covered Terrace
- ✓ Fitted Wardrobes
- ✓ Near Transport
- ✓ Private Terrace
- ✓ WiFi
- ✓ Storage Room
- ✓ Utility Room
- ✓ Ensuite Bathroom
- ✓ Marble Flooring
- ✓ Double Glazing
- ✓ Near Church
- ✓ Fiber Optic

**Security**

- ✓ Entry Phone
- ✓ Alarm System

**Pool**

- ✓ Private

**Furniture**

- ✓ Optional

**Parking**

- ✓ Garage
- ✓ Private















































