



## HOUSE 4 BEDROOMS 3 BATHROOMS IN MIJAS

 Mijas

REF# R5131483 1.400.000 €

BEDS	BATHS	BUILT	PLOT	TERRACE
4	3	413 m <sup>2</sup>	645 m <sup>2</sup>	110 m <sup>2</sup>

Exclusive Villa with Panoramic Sea Views, Tranquility, and Privacy

Located in a privileged area, this beautiful villa offers the perfect balance between the serenity of the mountains and proximity to the beach. Enjoy spectacular views of the sea, surrounding green areas, and mountains, all from the comfort of your home. With a built area of 413 m<sup>2</sup> spread across three levels, this property features four bedrooms and three bathrooms, making it ideal for a family seeking space, comfort, and a peaceful environment.

Location and Surroundings:

The villa is situated in a very quiet and private area, within a community with respectful neighbors and excellent security. Despite its tranquility, it is just a few minutes' drive from all essential services such as restaurants, shops, schools, and, most importantly, only a short drive to the beach. This location allows you to enjoy the best of both worlds: peace and privacy, while being close to everything you need.

Layout and Features:

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## First Floor:

A spacious and bright living-dining area, perfect for family gatherings.

Two cozy bedrooms.

A large, fully equipped open kitchen, separated but integrated with the living area, ideal for sharing special moments.

A covered gallery connecting to the exterior, where you can view the pool and enjoy the sea breeze and stunning sea views.

## Second Floor:

The master bedroom, a true private sanctuary with panoramic sea views that will make you feel as if you are in an exclusive location.

A spacious walk-in closet.

An elegant en-suite bathroom with luxurious finishes.

## Basement:

Open space for an extra bedroom, gym, or recreational area (private cinema, etc.).

Garage with 2 parking spaces.

Laundry room.

## Exteriors and Additional Amenities:

The private plot of 645 m<sup>2</sup> features an infinity pool and a well-maintained garden, the perfect place to relax and enjoy pleasant outdoor moments with friends and family.

Additionally, the property includes a multifunctional storage room, a private gym, an office ideal for those working from home, and a laundry room.

The private garage has space for 2 cars, as well as additional storage space.

## Technical Features and Property Condition:

The villa was built in 2011 and is in excellent condition, with high-quality finishes.

Electric heating with heat/cool pump ensures comfort throughout the year.

The south-facing orientation ensures natural light all day long and maximizes energy efficiency.

## Additional Opportunities:

There is the possibility of purchasing additional land at a very attractive price, ideal for those who wish to further expand the property or create a personalized space.

**Important Note:** The villa is sold unfurnished, giving you the freedom to customize and furnish the property to your taste, according to your preferences and needs.

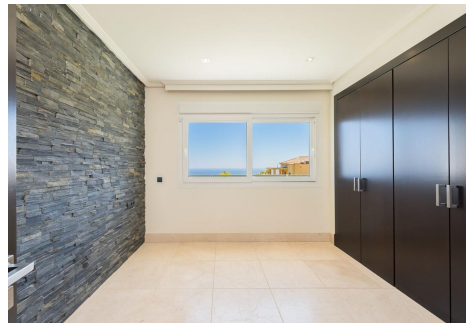
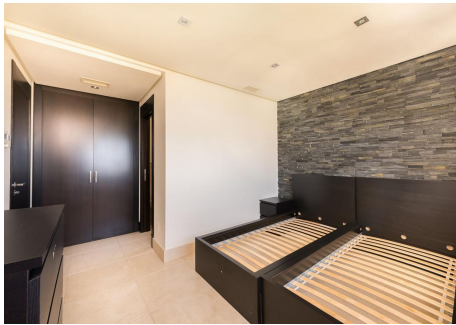
## Viewings:

Don't miss the opportunity to visit this incredible villa. Contact us today to schedule a visit and discover everything this property has to offer.



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