

Sales - House - Benalmadena
1.395.000€

www.arbatestates.com
+34 606 84 36 45
+34 602 51 80 97
info@arbatestates.com



Ref.-ID: R4943071

Benalmadena

House

Community: 1,128 EUR / year IBI: 870 EUR / year

Rubbish: 80 EUR / year



3



5



235 m2



591 m2

235 m² built + 80 m² enclosed terrace | 591 m² plot | Private pool | Views of the Bay of Fuengirola
 Discover this spectacular detached villa, a true gem of design and comfort in the exclusive Higuera area of Benalmádena. Completely renovated in 2017, this property combines spacious interiors, high-quality finishes, and a privileged location, just 1 km from Carvajal Beach.
 Villa Layout: Main Floor: Modern open-plan kitchen, fully equipped. Spacious living room with a built-in fireplace. Office (which can be converted into a third bedroom). Guest toilet. Bedroom with an en-suite bathroom. Upper Floor: Master suite of 56 m² with a stylish en-suite bathroom and mirror-effect ceiling. Outdoor Spaces: Private pool with shower. Chill-out area with pergola, sun loungers, and a decorative fountain. Enclosed terrace with Lumon glass, perfect for year-round use. Barbecue area with toilet and storage room. Closed garage and covered parking area.
 Extras & Features: Central air conditioning + individual units in bedrooms. 22 solar panels for maximum energy efficiency. 6,000-liter water storage tank.
 Prime Location: Situated in Higuera, one of the most sought-after areas on the Costa del Sol. Just minutes from the Higuera Shopping Center (Carrefour, pharmacy, restaurants, and shops). Only 1 km from Carvajal Beach. Quick access to the A7, excellent connections to Málaga and Marbella. Quiet and secure area, ideal for living or investment.
 Costs: IBI (Property Tax): 870/year. Community Fees: 92,5/month.
 Contact us for more information and a private viewing! In compliance with Decree 218/2005, of October 11, which regulates consumer information in property sales and rentals in Andalusia, we inform clients that notary fees, registry fees, I.T.P., financial costs, and other purchase-related expenses are not included in the price. The information provided in this advertisement is for guidance only, is non-binding, and has no contractual validity.

| | | | | | |
|---|---------------------------------------|----------------------------------|----------------------------|--|----------------------------|
| Setting ✓ Urbanisation | Orientation ✓ South East | Condition ✓ Excellent | Pool ✓ Private | Climate Control ✓ Air Conditioning ✓ Central Heating ✓ Fireplace | Views ✓ Sea |
| Features ✓ Covered Terrace ✓ Fitted Wardrobes ✓ Private Terrace ✓ Storage Room ✓ Ensuite Bathroom ✓ Marble Flooring ✓ Barbeque ✓ Double Glazing ✓ Fiber Optic | Furniture ✓ Fully Furnished | Kitchen ✓ Fully Fitted | Garden ✓ Private | Security ✓ Alarm System | Parking ✓ Garage |
| Category ✓ Luxury | | | | | |