

Sales - House - Mijas  
**795.000€**

[www.arbatstates.com](http://www.arbatstates.com)  
 +34 606 84 36 45  
 +34 602 51 80 97  
[info@arbatstates.com](mailto:info@arbatstates.com)



Ref.-ID: R5361889

Mijas

House



4



3



247 m2



464 m2

VILLA FOR SALE IN MIRADOR DE LA SIERREZUELA | COSTA DEL SOL IMMEDIATE DELIVERY. FULLY FURNISHED VILLA WITH DEFERRED PAYMENT OPTION: €650,000 INITIAL PAYMENT AND THE REMAINING BALANCE PAYABLE OVER UP TO 18 MONTHS. This property is offered with a payment structure designed to facilitate the purchase and adapt to different buyer profiles. This modality allows access to the property with a significant initial investment while deferring part of the payment over time, providing greater financial flexibility without giving up a high-end home. Exclusive detached single-storey villa in Mirador de la Sierrezuela, ready to enjoy from day one, offering great privacy, a private saltwater swimming pool with massage jet, two kitchens equipped with high-end appliances with WiFi connectivity, and an additional independent space. Mirador de la Sierrezuela is one of the most attractive and promising residential areas on the Costa del Sol. Located between the sea and the mountains, it offers tranquillity, privacy, and quick access to Fuengirola, Málaga, and the airport, as well as close proximity to schools, supermarkets, shopping areas, and all essential services. The property, with no architectural barriers, features 4 spacious bedrooms, including a master suite with independent walk-in wardrobe, 2 full bathrooms (one en suite and another with bathtub), a large and very bright living room, a main kitchen with utility/laundry area and storage space, a second additional kitchen, high-quality built-in wardrobes, motorised awnings, electric shutters on the main accesses, an exterior bathroom for the pool and guests, an outdoor shower, and a functional rear patio. The private corner plot benefits from completely unobstructed frontal views with no possibility of future construction, ensuring open views and permanent privacy. The exterior area includes a saltwater pool with massage jet, decorative waterfall, spacious leisure and entertainment areas, a side area prepared for an outdoor terrace or dining space, two independent vehicle entrances, and ample parking space. As an added value, the property includes an independent area with potential for a guest apartment, office, or auxiliary space. The villa also benefits from a perimeter alarm system, a key feature that enhances security and peace of mind on a daily basis. The property stands out for its full Baupanel construction system, excellent thermal and acoustic insulation, Energy Rating A, photovoltaic solar panels for self-consumption, and solar thermal panels for hot water production. It also includes premium exterior carpentry with thermal break technology, double thermal and acoustic glazing, a general water filtration system, and reverse osmosis in the kitchen. Prepared for present and future needs, the villa includes an electric car charging point and an additional charging point for an electric motorcycle. The urbanisation also offers a private children's playground for residents, a video surveillance system, and nighttime security control. A property that combines location, efficiency, privacy, construction quality, and an exceptional lifestyle on the Costa del Sol.

#### Setting

- ✓ Close To Shops
- ✓ Close To Schools
- ✓ Urbanisation

#### Orientation

- ✓ North
- ✓ East
- ✓ South
- ✓ West

#### Condition

- ✓ Excellent

#### Pool

- ✓ Private

#### Climate Control

- ✓ Air Conditioning

#### Views

- ✓ Country
- ✓ Garden
- ✓ Pool
- ✓ Courtyard
- ✓ Urban
- ✓ Street

#### Features

- ✓ Fitted Wardrobes
- ✓ Near Transport
- ✓ Private Terrace
- ✓ Solarium
- ✓ Storage Room
- ✓ Utility Room
- ✓ Double Glazing
- ✓ Fiber Optic

#### Furniture

- ✓ Fully Furnished

#### Kitchen

- ✓ Fully Fitted

#### Garden

- ✓ Private

#### Security

- ✓ Electric Blinds
- ✓ Entry Phone
- ✓ Alarm System
- ✓ 24 Hour Security

#### Parking

- ✓ Garage
- ✓ Private

#### Utilities

- ✓ Electricity
- ✓ Drinkable Water
- ✓ Photovoltaic solar panels
- ✓ Solar water heating

#### Category

- ✓ Distressed
- ✓ Luxury