EK
ARBAT ESTATES

Sales - House - Istán

4.200.000€

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Ref.-ID: R5477434 | **Istán** | **House**

5 | **6.5** | **851 m2** | **12078 m2**

Stunning farm with a luxury Andalusian villa in the mountains of Istán, featuring a private pool, spacious gardens and panoramic views. An exclusive estate located in a privileged natural setting in Istán, surrounded by mountains and nature, offering privacy, spaciousness, and breathtaking panoramic views of the countryside, the mountains, and the private gardens. The property sits on a spectacular 12,078 m² plot and has 851m² of floor area, of which approximately 754 m² is interior space. Designed to maximize enjoyment of the tranquility and surroundings, the estate features extensive outdoor areas with a large pool and mature gardens, including fruit trees such as lemon, orange, mango, and olive trees. Inside, the home offers spacious and thoughtfully designed areas, including a living room, dining room, separate kitchen with pantry, office, a separate apartment, and a guest apartment, as well as a complete entertainment area featuring a home theater, game room, gym, wine cellar, sauna, massage room, Turkish bath, jacuzzi and spa. The property also stands out for its excellent finishes, including marble floors, glass doors, high-quality woodwork, built-in closets, and a fireplace, as well as air conditioning to ensure maximum comfort year-round. It is delivered fully furnished and is in excellent condition. The outdoor areas have been designed to allow residents to enjoy the climate and the stunning natural surroundings, featuring a private terrace, covered and uncovered terraces, a barbecue, well-maintained gardens, an automatic irrigation system, and a tennis/padel court. Its comprehensive security systems and features include an alarm, surveillance cameras, a video intercom, a reinforced door, security shutters, and window bars, providing peace of mind and privacy. The property also features storage rooms, a storage area, a laundry room, and Wi-Fi. The property features 3 guest restrooms, spaces adapted for people with limited mobility, and all the amenities necessary for a high-end residence. An exceptional property that combines privacy, nature, spacious areas, and comprehensive luxury amenities—ideal as a primary residence, second home, or exclusive retreat to enjoy the Mediterranean lifestyle in a unique setting.

Orientation
- ✔ South West Orientation

Condition
- ✔ Excellent Condition

Pool
- ✔ Private Pool

Climate Control
- ✔ Air Conditioning
- ✔ Fireplace

Views
- ✔ Mountain Views
- ✔ Country Views
- ✔ Panoramic Views
- ✔ Garden Views

Features
- ✔ Covered Terrace
- ✔ Fitted Wardrobes
- ✔ Private Terrace
- ✔ WiFi
- ✔ Gym
- ✔ Sauna
- ✔ Games Room
- ✔ Paddle Tennis
- ✔ Guest Apartment
- ✔ Storage Room
- ✔ Utility Room
- ✔ Ensuite Bathroom
- ✔ Marble Flooring
- ✔ Jacuzzi
- ✔ Barbeque
- ✔ Basement

Furniture
- ✔ Fully Furnished

Garden
- ✔ Private Garden

Security
- ✔ Entry Phone
- ✔ Alarm System

Parking
- ✔ Private Parking