EK
ARBAT ESTATES

Sales - House - Mijas

2.375.000€

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Ref.-ID: R5494279 **Mijas** **House**

4 **3** **745 m2** **42000 m2**

If you are a nature and horse lover looking for a property that could truly change your life, this estate is for you: 42,000 m² plot in Valtocado. 745 m² built. Two independent homes. Fully equipped equestrian facilities. Private water well. Peace and privacy. A property where you can live surrounded by nature and develop projects that go far beyond simply owning a country home. ? THE ESTATE Privacy, space and nature at its finest: 42,000 m² of land, with plenty of space for animals, outdoor activities and a wide range of projects. 745 m² built, distributed between the main house, guest house, stables and storage buildings associated with the equestrian facilities. Private outdoor swimming pool. Water well registered with the Regional Ministry of Environment. Registered livestock holding and equine production unit. Geotechnical classification for leisure use. Everything is in order. Everything is ready. ? THE EQUESTRIAN FACILITIES Fully equipped facilities, already registered and operational: Stable with 5 horse boxes. Horse washing and shower area. Two riding arenas. Designated areas for equestrian training and activities. Two large-capacity storage buildings. Approximately 458 m² of the total built area consists of stables, storage buildings and other structures dedicated to equestrian use. The possibilities are numerous: a private riding club, riding school, equestrian tourism, horse boarding and more. ? THE MAIN HOUSE With approximately 237 m² built, plus a porch, the main house is arranged over two floors: Entrance hall. Spacious living room with fireplace. Covered porch where you can enjoy outdoor living all year round. Separate kitchen with utility room. Three bedrooms and two bathrooms. Main bedroom on the ground floor, with en-suite bathroom and walk-in wardrobe, offering comfort, privacy and plenty of space. The upper floor features two bedrooms, one bathroom and an open-plan area that can be used as an office, studio or workspace. A spacious and comfortable home with all the character of an authentic country house. ? THE GUEST HOUSE A second, completely independent home of approximately 50 m²: One bedroom. Full bathroom. Living-dining room with open-plan kitchen. Comfortable, functional and fully equipped with everything you need. Perfect for family members, guests, holiday accommodation or simply as an independent living space within the estate. ? A LIFESTYLE AND A LIFE PROJECT Valtocado offers an excellent balance between a peaceful rural setting and easy access to the Costa del Sol. A tranquil location with its own unique character and an exceptional quality of life. Some properties can only truly be appreciated once you experience them in person. This is one of them. We will be happy to arrange a viewing and tell you everything you need to know. SHALL WE TAKE A LOOK? ? The photographs have been digitally enhanced to better reflect the condition and potential of the property. ** The information provided is for guidance purposes only, is non-binding and may be subject to change. ? 360° VIRTUAL TOUR Would you like to explore this property as if you were actually there? Access the 360° virtual tour and walk through every room and area interactively. https://realsee.ai/49kkdnqB

Setting
- ✔ Suburban
- ✔ Country
- ✔ Urbanisation

Orientation
- ✔ South Facing
- ✔ South West Orientation

Condition
- ✔ Good Condition

Pool
- ✔ Communal Pool
- ✔ Private Pool

Climate Control
- ✔ Air Conditioning
- ✔ Fireplace

Views
- ✔ Sea Views
- ✔ Mountain Views
- ✔ Country Views

Features
- ✔ Fitted Wardrobes
- ✔ Private Terrace
- ✔ Utility Room
- ✔ Disabled Access
- ✔ Double Glazing
- ✔ Staff Accommodation
- ✔ Stables

Furniture
- ✔ Fully Furnished
- ✔ Part Furnished

Kitchen
- ✔ Fully Fitted Kitchen

Garden
- ✔ Private Garden

Security
- ✔ Gated Complex

Utilities
- ✔ Electricity
- ✔ Drinkable Water