

## Villa

Benalmadena



Rooms: 3  
Status: Sale

Bathrooms: 4  
Property Type: Villa

M<sup>2</sup>: 235  
Reference: R4943071

Price: 1,197,000 €  
Publish date: 12.06.25

Overview: □ 235 m<sup>2</sup> built + 80 m<sup>2</sup> enclosed terrace | 591 m<sup>2</sup> 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 m<sup>2</sup> 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.

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Features:

Pool, Air conditioning, Sea views, None, None, Parking, None