



## Detached Villa for sale in Málaga Este, Málaga

2 099 000 €

Référence: R4762273    Chambres: 6    Bain: 4    Construite: 758m<sup>2</sup>





## Costa del Sol, Málaga Este

Welcome to your future home in one of the best urbanisations in Malaga!

This stunning detached house boasts a privileged location in a secure and select environment. Situated in one of the most outstanding urbanisations in Málaga, it offers first class services, including private security 24 hours a day, 365 days a year, a daily minibus service within the urbanisation, public bus connections to the city, general maintenance and gardening, and a tennis club with sports facilities, swimming pools and restaurants.

The house is strategically oriented to the south, offering magnificent views of the Bay of Malaga, as well as excellent natural light and temperature all year round.

On a plot of 841 square metres, the house occupies 272 square metres, leaving 569 square metres free. The total construction is 758 square metres, with a usable area of 357 square metres.

The house, built with high quality materials and a modern style, has an anti-seismic structure and has been completely renovated. It is in an excellent state of conservation and maintenance, with recent painting both inside and outside. In addition, the swimming pool has been completely renovated and new installations have been added, including photovoltaic solar panels with self-consumption, connection for electric vehicles, covered parking, new alarm system, video intercoms on all floors, Wi-Fi coverage system and an extension in its habitability in the semi-basement, which now has an independent flat complete with three bedrooms, living room, kitchen and bathroom.

The house is equipped with the following amenities:

- Double alarm system with 4 zones and control screens on all access doors, with remote control and internet, connected to the 24 hour Central with security cameras, independent recording system and surveillance cameras.
- Home automation system with intra and extranet access, controlling over 24 devices, including interior and exterior lights, blinds, underfloor heating, air conditioning, pool treatment and lounge blinds.
- Master bedrooms with Danish oak parquet flooring, underfloor heating in bathrooms and living room.
- Lift with access to all 4 floors of the house and outside telephone.
- Video entry phone for the main door and cameras on all floors.
- Air conditioning hot/cold and heat pumps.
- Windows and accesses with anti-vandalism security locks, acoustic and thermal insulation.
- Solar panels for hot water with two accumulator tanks and hot water return.
- Swimming pool with coloured LED ambient lighting.
- Outdoor ambient lighting with spotlights, wall lamps and street lamps on the main terrace.
- Water pressure pumps for the whole house.
- 2 independent sanitary water tanks that allow storage in situations of drought and limited supply.
- Automatic irrigation system in the garden with drip and sprinklers by zones.
- Installation of water softener.
- Photovoltaic solar panels and connection for electric vehicles.
- Installation room for the swimming pool treatment plant, with installation for the use of salt water or chlorine.
- Powerful Wi-Fi data installation with repeaters throughout the house.

This house is a unique jewel that combines luxury, comfort and technology in a privileged setting - don't miss the opportunity to make this place your home! Contact us for more details and to schedule a viewing.





## Spécification:

### Caractéristiques

Ascenseur

Terrasse privée

Salle de bain attenante

Double vitrage

Armoires ajustées

### Vues

Mer

### Meubles

Entièrement meublé

### Sécurité

Stores électriques

Téléphone d'entrée

### Catégorie

Luxe

### Orientation

Sud

### Condition

Excellent

### Cuisine

Entièrement équipé

### Parking

Garage

### Climatisation

Climatisation

Chauffage central

### Piscine

Private

### Jardin

Private

### Services publics

Électricité

Eau potable

Panneaux solaires photovoltaïques