



## Detached Villa for sale in Cerros del Aguila, Mijas

730.000€

Referentie: R5194432 Slaapkamers: 3 Badkamers: 2 Plotgrootte: 875m<sup>2</sup> Perceelgrootte: 125m<sup>2</sup> Terras: 120m<sup>2</sup>















## Costa del Sol, Cerros del Aguila

\*\*Beautiful One-Level Villa with Private Pool - Fuengirola / Cerros del Águila\*\* Welcome to this charming and wellmaintained villa located in the peaceful and sought-after urbanisation \*\*Cerros del Águila\*\* - just a short drive from golf courses, padel clubs, the Miramar shopping centre, Fuengirola's beaches, and the brand-new public park opening less than 1 km from the property. Málaga Airport is only 25 km away, making this the ideal location for both permanent living and holiday escapes. \*\*The Property\*\* Set on a quiet street with very little traffic, this bright and inviting villa is all on one level and offers: \* A spacious open-plan living and dining area with a wood-burning fireplace and direct access to sunny terraces and the pool area \* A brand-new Danish kitchen fitted with a granite worktop, offering both style and functionality \* Underfloor heating in the kitchen and both bathrooms - ideal for comfort in all seasons \* New flooring throughout the house \* New high-quality exterior doors and modern double-glazed windows with energyefficient passive glass \* Three generously sized bedrooms with built-in wardrobes, including a master bedroom with ensuite bathroom \* Two bathrooms in total - one with a bathtub and one with a walk-in shower \* Hot and cold air conditioning in the living room and all bedrooms \* A private swimming pool surrounded by sun-drenched terraces and an outdoor shower \* An outdoor kitchen area - perfect for al fresco dining and entertaining \* A rooftop terrace with stunning panoramic views of the surrounding mountains \* A large, mature garden with various fruit trees \* Two garages and a fully fenced plot for added privacy and security \*\*Excellent Investment Potential\*\* This villa is not only a wonderful home - it also represents a strong investment opportunity. Short-term holiday rentals are permitted in Cerros del Águila. This is a rare find - combining quality, privacy, and proximity to everything the Costa del Sol has to offer. Whether you're looking for a stylish full-time residence, a holiday getaway, or a smart investment, this villa ticks every box. \*\*Contact us today to arrange a viewing!\*\*

Tuin





## Kenmerken:

Inbouwkasten

WiFi

Extra's Zonorientatie Klimaatbeheersing

Overdekt terras Zuidoost Zonoriëntatie Airconditioning Privé Terras Open haard

Marmeren vloeren **Vloerverwarming Badkamers** Dubbele beglazing

Barbecue Kelder Optische vezel

**Uitzicht** Ligging **Huidige Staat** Mountain Bekeken Dichtbij golfbaan Goede conditie

Garden Views Dicht bij winkels Pool Bekeken Dichtbij stad street Views Dichtbij scholen Zwembad Meubilering

Volledig gemeubileerd private Garden private Pool

Parkeergelegenheid Voorzieningen

Zonne-energie water verwarming private Parking