RIVIERA DEL SOL

sypialnie	■azienki	zbudowany m²	taras m²	fabu■a m²
4	3	371	70	554

VILLA W RIVIERA DEL SOL

DISTRESSED SALE..... REDUCED TO SELL The villa has been reduced well below market value for a quick sale so is an absolute bargain. Large Villa, superbly located in the rolling hillside of Mijas Costa, peace and tranquility, set in its own little cul-de-sac with only 6 Villas, 25 in the complex, yet less than 10 mins drive from the Coast. Easy access either to La Cala de Mijas, Riviera del Sol or Calahonda, or the AP7. Also walking distance to Calanova Golf Club. The Villa has 3 levels , enter the front door to a lovely bright hall way with large windows stretching over two floors giving beautiful light. On the left you have a large fully fitted family kitchen with plenty of room to dine in as well. On the right you have the stairs which goes up to the 1st floor or down to the basement. Here you also have a bathroom. Down a few steps fom the hallway and you have a large L shaped sitting/dining room with fireplace and this leads out to a large covered terrace which is excellent for dining "Al Fesco". From here you also have steps down to the garden and pool area. Off the sitting you , there is another room which can be used as a 4th bedroom, T.V. room, Office etc. Upstairs you have a double bedroom looking out to the front of the house and has a nice size terrace on the left and on the right a fully fitted bathroom, down a few steps and you have the 2nd double bedroom and the master bedroom , ensuite . Both bedrooms lead out out to another large terrace. What is fantastic here are the panoramic views from the masterbedroom of the Coast and from the terrace you can see as far as Sierra Nevada on a good day. From the hall go down a few steps where you have a large open plan sitting/dining room with Frieplace, also on this level the 4th bedroom or can be used as an office, study or t.v. room. This area leads out to a big covered terrace overlooking the pool area. The house has a large basement which the present owners have one part as a garage as you have another side entrance where you can drive directly down to the garage and here there is also a uitility room, sitting room . This area has great potential, some houses have even put a 2 bedroom apartment down here. This also leads out to the pool area. Lovely landscaped gardens and pool area to chill out at. This Villa is ideal to use as a Family Home to live in all year round, or use as a holiday home, or even combine living and working remotely. It has a lovely atmosphere to it and the different levels give you a great sence of space. Very close to many golf courses, schools both state and private, spanish and international.

spo■eczno■■	■mieci	ibi	cena
---	---	---	750 000 €