



# Frakoblet villa til salg i Alhaurín el Grande, Alhaurín el Grande

1.200.000 €

Reference: R5056330   Soveværelser: 6   Badeværelser: 4   Grundstørrelse: 751m<sup>2</sup>   Byg Størrelse: 391m<sup>2</sup>





## Valle del Guadalhorce, Alhaurín el Grande

A spacious and very elegant classic-style villa in impeccable condition and built with high-quality materials, located in the well-known &quot;La Paca&quot; residential area.

It is distributed as follows:

The basement is accessed through the vehicle entrance with two automatic gates and consists of a large garage area with capacity for four cars, plus ample storage space, as well as a spacious laundry room and a storage room.

The ground floor is accessed via the interior staircase through the basement or through the main entrance, which consists of an elegant entrance porch, an entrance hall, and a hallway leading to:

1st, the living-dining room with a fireplace, and from this living room to the porch with a dining table and views of the garden and pool;

2nd, the TV room;

3rd, a full bathroom;

4th, the beautiful, spacious, fully equipped independent kitchen with a dining table in the centre, and from here also access to the porch.

5th, the first floor is reached via a marble staircase.

The first floor consists of 5 bedrooms and 2 bathrooms. The master bedroom is very spacious and has a large dressing room, a marble bathroom with a beautiful bathtub, and a balcony.

The other 4 bedrooms are also very spacious, 3 of which have built-in wardrobes. The fourth is currently used as an office.

The upper floor consists of a large bedroom with 2 balconies offering panoramic views of the mountains and the Guadalhorce Valley.

Exterior: Beautiful, easy-maintenance garden with an automatic irrigation system, fruit trees, a saltwater pool surrounded by sunny terraces offering plenty of privacy and tranquility.

A barbecue house of approximately 30 m<sup>2</sup> with a fully equipped kitchen, a toilet, and a storage room for gardening tools.

Property in perfect condition, ready to move into, with gas underfloor heating throughout, marble floors, double-glazed windows with electric shutters, a background music system, an alarm system, and air conditioning.

Property tax (IBI) 1.176€ per year.

Plot size: 751m<sup>2</sup>. Total constructed area: 391 m<sup>2</sup>.

Year of construction: 2004.

Distances:

Bus stop: 170 meters.

Alhaurín el Grande: 1.9 km.

Lauro Golf Club house: 3 km.

Málaga Airport: 19 km.



Torremolinos Beach: 23 km.



## Funktioner:

### Funktioner

I nærheden af transport  
Privat terrasse  
Opbevaringsrum  
Ensuite badeværelse  
Marmorgulve  
Monterede garderober  
Wifi  
Værktøjsrum

### Indstilling

Tæt på golf  
Tæt på butikker  
Tæt på skoler

### Køkken

Fuldt monteret

### Parkering

Garage

### Klimakontrol

Varm aircondition  
Ildsted

### Tilstand

Fremragende

### Have

Privat

### Synspunkter

Bjerg  
Land  
Have  
Pool

### Pool

Privat

### Sikkerhed

Alarmsystem  
Sikker