



## Vrijstaande Villa te koop in Mijas, Mijas

1.100.000 €

Referentie: R5145217 Slaapkamers: 5 Badkamers: 4 Plotgrootte: 5.000m<sup>2</sup> Perceelgrootte: 209m<sup>2</sup>







## Costa del Sol, Mijas

**Property Description: Luxury Villa, Boutique B&B & Rare Investment Opportunity in Mijas** Welcome to a unique property in the heart of Mijas, Málaga province. This remarkable villa combines timeless Andalusian charm with modern comfort and offers FOUR powerful reasons to invest: A successful boutique B&B with established income. or A rental opportunity: tourist licence in place (VFT/MA/57638) or A private luxury residence with absolute privacy. or A prime investment opportunity thanks to its classification as buildable land. A Proven Business Model This villa is more than a home—it is a thriving hospitality business. With its carefully designed guest facilities, it offers visitors the perfect blend of comfort, privacy, and authentic Andalusian experience. The property already generates a steady income stream, making it an attractive turnkey investment for those looking to step into the Costa del Sol hospitality market. Exclusive Private Living For those who prefer a full-time residence, it is equally impressive. Surrounded by nature and without direct neighbours, the property ensures absolute privacy. Whether enjoying the pool, relaxing on the terraces, or unwinding in the lush gardens, you can do so in complete tranquility—yet still remain close to amenities, beaches, and the vibrant life of the Costa del Sol. The Investment Edge – Rare Buildable Land What truly sets this villa apart is its land classification. The 5,000 m<sup>2</sup> plot is already divided into three cadastral plots and designated as ordered developable land (transitory regime), within planning sector SUPS-10(RT), with residential qualification and AIS-3 building typology. This means that beyond its value as a villa or business, it represents a rare development opportunity in Mijas, offering long-term security and the potential for significant capital appreciation. Investors can explore future construction projects or simply hold the land as a valuable asset in one of Spain's most desirable regions. Elegant Design & Outdoor Paradise The villa itself boasts five spacious bedrooms with en-suite bathrooms, a fully fitted kitchen, bright living areas, and seamless indoor-outdoor flow. The lush gardens feature a private swimming pool and panoramic views over the Mediterranean Sea and mountains. Multiple terraces invite you to enjoy al fresco dining, sunset cocktails, or quiet relaxation. Location Highlights Situated just minutes from Mijas Pueblo, 8 minutes from the beach, it combines seclusion with convenience. From golf courses and hiking trails to fine dining, beaches, and marinas, everything is within reach. Key Features Thriving boutique B&B with established income potential Rental opportunity, key ready to rent out the entire villa Perfect as a private residence with absolute privacy 5,000 m<sup>2</sup> plot divided into 3 cadastral plots Classified as ordered developable land (SUPS-10(RT), residential, AIS-3 typology) 5 bedrooms and 4 bathrooms Private garden & pool with panoramic views Fully fitted kitchen & spacious living areas Air conditioning, marble flooring & fiber optic internet Secure parking and storage options Own well (130m deep) and 29 solar panels Convenient location close to amenities, beaches & golf courses It's not just a villa—it's a lifestyle, a business, or a strategic investment. Whether you dream of running a boutique B&B, renting it out as a whole, enjoying the privacy of your own luxury home, or securing a rare development opportunity, this property offers it all in one of the most coveted areas of the Costa del Sol.



## Kenmerken:

### Extra's

Overdekt terras  
Nabij transport  
Privéterras  
Opslagruimte  
Ensuite badkamer  
Marmeren vloeren  
Gemonteerde kasten  
Wifi  
Gastappartement  
Bijkeuken  
Bar  
Kelder  
Glasvezel

### Uitzicht

Zee  
Berg  
Panoramisch  
Land  
Tuin  
Pool  
Woud

### Zwembad

Privé

### Tuin

Privé

### Voorzieningen

Elektriciteit  
Drinkbaar water  
Fotovoltaïsche zonnepanelen

### Zonorientatie

Zuiden

### Ligging

Dicht bij winkels  
Dicht bij scholen  
Voorsteden  
Land  
Dicht bij bos

### Meubilering

Optioneel

### Beveiliging

Alarmsysteem

### Categorie

Vakantiehuizen  
Investering  
Luxe  
Wederverkoop  
Met bouwvergunning  
Modern

### Klimaatbeheersing

Airconditioning  
Haard

### Huidige Staat

Uitstekend

### Keuken

Volledig passend

### Parkeergelegenheid

Privé

### Energiebeoordeling

E

### CO2 Emission Rating

E