info@intermarbella.com
+34 951 708 422

Отличная вилла для продажи в Нерха, Velez-Málaga

1 099 000 €

Ссылка: R4168636 **спальни:** 6 **ванная комната:** 4 **Размер участка:** 3 600m^2 **Размер сборки:** 315m^2 **терраса:** 50m^2

Коста дель Соль Восток, Нерха

Situated in one of Nerja's most desirable residential areas, this exceptional villa enjoys the best of both worlds - peaceful countryside surroundings with spectacular sea views, while remaining just minutes from the heart of town. Located only 750m from the Marinas de Nerja hotel on Playazo Beach.

The property offers 315 m² of living space on an expansive 3,600 m² plot. 6 bedrooms, 3 bathrooms, 3 kitchens and a large private pool (13.5m x 4.5m).

Bathed in natural light, the home features generously proportioned rooms and solid construction with thick walls that help maintain a comfortable temperature year-round - warm in winter and cool in summer. Every space has been thoughtfully designed to provide comfort, privacy, and a seamless connection to the stunning natural landscape.

The upper level welcomes you with bright, open interiors. A spacious lounge with a fireplace and large windows opens onto a 30 m² terrace boasting panoramic views of both the sea and mountains. The master suite is also located on this floor, complete with an ensuite bathroom and a private office area.

Designed with entertaining in mind, the lower level offers a fully equipped kitchen, an additional living area, three bedrooms, and direct access to the patio. Outside, you'll find the pool area and a dedicated billiards space, perfect for hosting family and friends.

A separate guest house adds further flexibility, featuring its own bedroom, bathroom, kitchen, and living area - ideal for visitors or extended family.

The exterior spaces are equally impressive. The beautifully maintained gardens, dotted with fruit trees, create a peaceful oasis. A private infinity pool overlooks the mountains, while a panoramic terrace provides unforgettable Mediterranean sunsets. There is also a barbecue area for outdoor dining and a 20 m² private gym for those who prioritise wellness.

Originally built in 2004 and recently updated, the villa has been carefully maintained and enhanced with modern improvements that combine lasting quality with contemporary style.

The property is fully enclosed for privacy and security, with a gated entrance and internal access ensuring peace of mind.

Air conditioning throughout and the addition of solar panels provide efficient climate control while reducing energy costs and promoting sustainability.

With over 315 m² distributed across three levels, the layout is both spacious and versatile, offering multiple terraces and independent guest accommodation - ideal for family living.

Water deposit that has a back up supply of 6 weeks water (important in the campo).

Finished to a high standard with quality materials and refined design, the villa achieves a perfect balance of elegance and comfort.

An outstanding investment opportunity in a prime residential location, offering both lifestyle appeal and strong long-term value.

Характеристики:

Функции
Покрытая терраса
Частная терраса
Ванная комната
Wi-Fi
Спортзал
Гостевая квартира
Утилита

Ориентация
Север
Восток
Юг
Западный
Юго -Восток
Северо -Восток
Юго -запад
Северо -Запад

Климат -контроль
Кондиционер
Камин

Виды
Море
Гора
Панорамный
Страна
Сад

Параметр
Рядом с морем
Рядом с городом
Рядом с школами
Пригородный

Состояние
Отличный

Бассейн
Частный

Мебель
Необязательный

Кухня
Полностью оснащен

Сад
Частный

Стоянка
Частный

Коммунальные услуги
Электричество
Фотоэлектрические солнечные панели

Категория
Перепродажа