MIBGROUP.ES

**Sales - House - Valtocado**

**995.000€**

**www.mibgroup.es**
**+34 662 58 96 58**
**info@mibgroup.es**











**Ref.-ID: MIBGR5439583** **Valtocado** **House**

**Community: 10,452 EUR / year** **IBI: 1,400 EUR / year** **Rubbish: 142 EUR / year** **3** **3** **327 m2** **2600 m2**

Charming Andalusian Villa with Guest House, Panoramic Views and Exceptional Outdoor Living Situated in the sought-after urbanisation of Valtocado, just five minutes from the picturesque white village of Mijas Pueblo, this charming Andalusian villa offers privacy, character and an exceptional lifestyle surrounded by nature. Set on a generous 2,600 m² plot, the property is surrounded by mature palm and pine trees, fruit trees and beautifully landscaped gardens, with plenty of space to create your own Mediterranean oasis. An additional 400 m² parcel of land offers the ideal location for the installation of solar panels. From the moment you enter through the gated entrance, the welcoming Andalusian courtyard with colourful bougainvillea, creates an immediate sense of warmth and charm. To one side of the courtyard is the independent guest house, ideal for family and friends seeking comfort and privacy. The ground floor comprises a fully equipped kitchen, pantry and double bedroom with en-suite bathroom, while upstairs a bright living room opens onto a private terrace with breathtaking panoramic views. The main residence can be entered either through a gate leading directly to the covered terrace and pool area or via the front door at the end of the courtyard, opening into the entrance hall and spacious open-plan living area. Here, the lounge, dining room and kitchen flow effortlessly together, with large sliding doors connecting the interior to the outdoor terraces. Designed for year-round enjoyment, the covered terrace features a cosy fireplace, barbecue area and generous dining space overlooking the swimming pool. Also on this level are a spacious double bedroom and a guest toilet. Upstairs, the impressive master suite enjoys direct access to a private terrace, the perfect place to enjoy a morning coffee while taking in the magnificent mountain and sea views. The outdoor areas have been thoughtfully designed for relaxation and entertaining. In addition to the pool terrace, the villa offers a private hot tub, while the lower garden level features a gym and games room with easy access to the gardens. On the upper part of the plot, a delightful fruit garden completes this peaceful setting. Comfort is ensured throughout the seasons with oil-fired central heating, hot and cold air conditioning, and double glazing. Lovingly maintained over the years, the villa offers an excellent opportunity for tasteful updating, allowing its next owners to introduce their own style while enhancing its timeless Andalusian character. Enjoying a tranquil setting, the property is also ideally located. Mijas Pueblo, with its charming streets, restaurants and local amenities, is just five minutes away. Alhaurín Golf can be reached in around seven minutes, while the beaches and vibrant centres of Fuengirola and La Cala de Mijas are only a twenty-minute drive. A truly special home where timeless Andalusian charm, privacy and spectacular natural surroundings come together to create an exceptional Costa del Sol lifestyle.

**Setting**
- Close To Golf
- Urbanisation

**Orientation**
- South Facing
- South West Orientation

**Condition**
- Good Condition
- Renovation Required

**Pool**
- Private Pool

**Climate Control**
- Air Conditioning
- Hot A/C
- Cold A/C
- Central Heating
- Fireplace

**Views**
- Sea Views
- Mountain Views
- Country Views
- Panoramic Views
- Garden Views
- Pool Views

**Features**
- Covered Terrace
- Fitted Wardrobes
- Near Transport
- Private Terrace
- Solarium
- WiFi
- Gym
- Sauna
- Games Room
- Guest House
- Storage Room
- Utility Room
- Ensuite Bathroom
- Bar
- Double Glazing
- Basement

**Furniture**
- Part Furnished

**Kitchen**
- Fully Fitted Kitchen

**Garden**
- Private Garden
- Landscaped Garden
- Easy Maintenance Garden

**Security**
- Gated Complex
- Entry Phone
- Alarm System
- 24 Hour Security
- Safe

**Parking**
- Garage
- Covered Parking
- Open Parking
- Multiple Parking Spaces
- Private Parking

**Utilities**
- Electricity
- Drinkable Water

**Category**
- Resale