

## Sales - House - Benahavís

# 749.900€

**Benahavís**

**House**

**IBI: 606 EUR / year**

**Rubbish: 18 EUR / year**



**4**



**3**



**243 m2**



**100 m2**

Dream Andalusian Home with Tourist Licence, Community Pool, Two Independent Entrances and Panoramic Rooftop Views — all just steps from the restaurants, cafés, galleries and charm of Benahavís Pueblo. Wake up to sunshine, mountain views and the sound of church bells, then stroll to breakfast in one of Andalucía's most celebrated gastronomic villages. Enjoy world-class golf, hiking, cycling, art galleries, acclaimed restaurants and the Mediterranean lifestyle that makes Benahavís one of the Costa del Sol's most desirable destinations. Nestled in the heart of picturesque Benahavís Pueblo, this exceptional home combines authentic Andalusian character, breathtaking scenery and a highly versatile layout rarely found within the village. Perfect as a permanent residence, holiday retreat or investment property, the home benefits from a tourist licence, two independent entrances, and a thoughtful split-level design offering both privacy and flexibility. The lower level enjoys its own private entrance and comprises a spacious room, additional living area and bathroom with shower, making it ideal for guest accommodation, extended family, a home office, studio, gym, games room or independent rental suite. The main living level features a spacious kitchen and dining area flowing into a welcoming living room and one of the home's most enchanting spaces: a beautiful ivy-covered pergola terrace, creating a magical setting for outdoor dining and entertaining beneath the stars. Upstairs, the primary suite features a handcrafted stone bathroom and private balcony. Two further bedrooms and a family bathroom complete this level, with both guest bedrooms enjoying charming balconies overlooking the village and surrounding mountains. Above it all sits the rooftop solarium, where panoramic views stretch across whitewashed rooftops, rolling hills and the spectacular mountain landscape surrounding Benahavís. Features include: • Tourist Licence • Community Swimming Pool • Two Independent Entrances • Guest Suite / Rental Potential • Home Office or Business Potential • Rooftop Solarium with Panoramic Views • Multiple Outdoor Living Areas • Walking Distance to Restaurants, Cafés, Shops & Amenities • Authentic Andalusian Architecture & Character A rare opportunity to own a truly special Andalusian home offering charm, flexibility, lifestyle and income potential in one of the Costa del Sol's most sought-after white villages. Selected photographs have been professionally presented to showcase the property's lifestyle and versatility, including an alternative office configuration of the lower-level suite.

**Setting**

- ✓ Town
- ✓ Suburban
- ✓ Country
- ✓ Commercial Area
- ✓ Village
- ✓ Mountain Pueblo
- ✓ Close To Golf
- ✓ Close To Shops
- ✓ Close To Town
- ✓ Close To Schools
- ✓ Close To Forest
- ✓ Urbanisation

**Climate Control**

- ✓ Air Conditioning
- ✓ Hot A/C
- ✓ Cold A/C
- ✓ Fireplace

**Kitchen**

- ✓ Fully Fitted

**Utilities**

- ✓ Electricity
- ✓ Drinkable Water
- ✓ Telephone

**Orientation**

- ✓ North
- ✓ North East
- ✓ South East

**Views**

- ✓ Mountain
- ✓ Country
- ✓ Panoramic
- ✓ Garden
- ✓ Courtyard

**Garden**

- ✓ Communal
- ✓ Private

**Category**

- ✓ Bargain
- ✓ Holiday Homes
- ✓ Investment
- ✓ Luxury
- ✓ Reduced
- ✓ Resale

**Condition**

- ✓ Excellent

**Features**

- ✓ Covered Terrace
- ✓ Fitted Wardrobes
- ✓ Near Transport
- ✓ Private Terrace
- ✓ Solarium
- ✓ WiFi
- ✓ Games Room
- ✓ Guest Apartment
- ✓ Guest House
- ✓ Storage Room
- ✓ Utility Room
- ✓ Ensuite Bathroom
- ✓ Bar
- ✓ Barbeque
- ✓ Double Glazing
- ✓ Restaurant On Site
- ✓ Near Church
- ✓ Basement

**Security**

- ✓ Gated Complex
- ✓ Entry Phone
- ✓ Alarm System

**Pool**

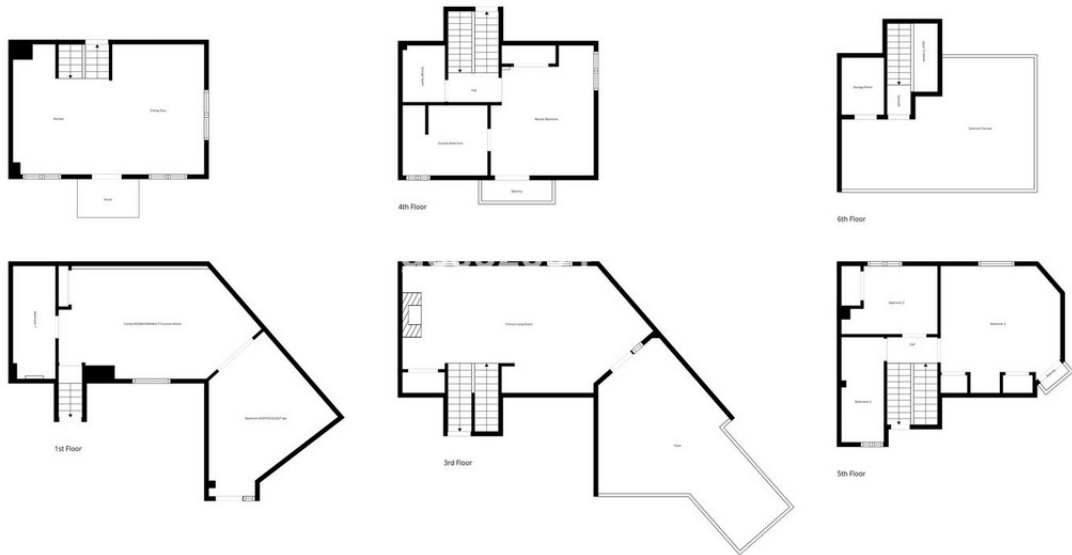
- ✓ Communal

**Furniture**

- ✓ Fully Furnished
- ✓ Optional

**Parking**

- ✓ Street



Floor Plan Created By Cubicasa App. Measurements Deemed Highly Reliable But Not Guaranteed.



















