

## Sales - House - Riviera del Sol

# 549.000€

Riviera del Sol

House

Community: 3,600 EUR / year

IBI: 744 EUR / year



3



3



278 m2



78 m2

Are you looking for the rare combination of villa privacy and the convenience of premium residential services? This exceptional property, located within the prestigious Estrellas del Golf residence, is presented in immaculate condition. The home is completely ready to move into — simply bring your belongings and begin enjoying life in one of the most peaceful, well-maintained and desirable enclaves of the Costa del Sol. Community Infrastructure & Services: • Professional management: The complex is managed by a highly professional management company, ensuring impeccable maintenance, security and excellent upkeep of all communal areas. • Tropical surroundings: Gated community with beautifully landscaped mature gardens, walking paths and a serene atmosphere. • Pool & Sports: Spacious swimming pool surrounded by exotic greenery, together with a private tennis court exclusively for residents. • Peace & Nature: The development is bordered by golf courses on two sides, guaranteeing privacy, fresh air and complete absence of urban noise. Privileges & Comfort of the Property: • Privacy & Sea Views: Pleasant Mediterranean Sea views can be enjoyed from your private front lawn. • Parking at your doorstep: Your private parking space is located directly by the entrance door. Guest parking is conveniently situated opposite the property. Maximum comfort for owners and visitors alike. • Energy efficiency & natural light: South orientation and elevated position provide sunshine all year round. During winter, the house benefits from natural warmth, significantly reducing energy costs. • Bathrooms with windows (rare feature): All three bathrooms have exterior windows, while the master suite bathroom benefits from two windows, providing natural ventilation and abundant daylight. • Quality finishes: Feature ceilings, perfectly finished walls, fireplace, Italian marble and solid wood furniture. Open terrace of 5 m<sup>2</sup> enhanced by authentic wooden beams. Layout: • Main floor: Living room, office, dining area with panoramic window, fully fitted kitchen and access to a private garden patio. • Upper floor: Master suite with private terrace overlooking the golf course, plus two guest bedrooms with balconies and open golf views. All bedrooms include spacious fitted wardrobes. Location: Riviera del Sol. Only 5 minutes from the beach, seafront promenade, Max Beach and all local amenities. Established and prestigious residential area with an excellent international neighbourhood, mainly residents from Western Europe.

### Setting

- ✓ Close To Golf
- ✓ Close To Shops
- ✓ Urbanisation

### Climate Control

- ✓ Air Conditioning

### Kitchen

- ✓ Fully Fitted

### Category

- ✓ Golf

### Orientation

- ✓ South East

### Views

- ✓ Sea
- ✓ Golf

### Garden

- ✓ Communal

### Condition

- ✓ Excellent

### Features

- ✓ Covered Terrace
- ✓ Solarium
- ✓ Tennis Court

### Security

- ✓ Gated Complex

### Pool

- ✓ Communal

### Furniture

- ✓ Fully Furnished

### Parking

- ✓ Street



































