

**Ref.-ID: MIBGR4450933**

**Benalmadena**

**House**

**Community: 888 EUR / year**

**IBI: 1,855 EUR / year**

**Rubbish: 280 EUR / year**



**4**



**3**



**363 m2**



**509 m2**

Luxury and contemporary villa located in the exclusive Urbanization Reserva del Higueron. With a plot of 500m2, the property consists of main floor with entrance, 2 bedrooms, bathroom, open plan kitchen fully furnished and equipped, spacious large living-dining room with ceiling of 7m2 high, leading out to a terrace with infinity swimming pool and garden, mountain and sea views. On the upper floor there is the master bedroom with walk-in closet and separate wardrobes, ensuite bathroom and a small terrace. The basement consists of massive play area, 1 bedroom, bathroom, utility room, and access to the garage for 2 cars. Extras include air conditioning hot and cold separate in all rooms, electric blinds in the bedrooms, domotic system, alarm system, automatic awnings on terrace and main bedroom terrace, solar panels on the roof.

#### **Setting**

- ✓ Close To Sea
- ✓ Urbanisation

#### **Climate Control**

- ✓ Air Conditioning
- ✓ Central Heating
- ✓ U/F Heating

#### **Orientation**

- ✓ South East
- ✓ West

#### **Views**

- ✓ Sea
- ✓ Mountain
- ✓ Garden
- ✓ Pool

#### **Condition**

- ✓ Excellent

#### **Features**

- ✓ Covered Terrace
- ✓ Fitted Wardrobes
- ✓ Private Terrace
- ✓ Gym
- ✓ Paddle Tennis
- ✓ Storage Room
- ✓ Utility Room
- ✓ Ensuite Bathroom
- ✓ Wood Flooring
- ✓ Barbeque
- ✓ Double Glazing
- ✓ Domotics
- ✓ Staff Accommodation
- ✓ Basement

#### **Pool**

- ✓ Private

#### **Furniture**

- ✓ Fully Furnished

#### **Kitchen**

- ✓ Fully Fitted

#### **Garden**

- ✓ Private

#### **Security**

- ✓ Gated Complex
- ✓ Electric Blinds
- ✓ Alarm System
- ✓ 24 Hour Security
- ✓ Safe

#### **Parking**

- ✓ Underground
- ✓ More Than One
- ✓ Private

#### **Utilities**

- ✓ Electricity
- ✓ Drinkable Water
- ✓ Photovoltaic solar panels

#### **Category**

- ✓ Luxury
- ✓ Resale

















































































