



**Sales - House - Benahavís**  
**880.000€**

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**Ref.-ID: MIBGR5257627**

**Benahavís**

**House**

**IBI: 606 EUR / year**

**Rubbish: 18 EUR / year**



**4**



**3**



**320 m<sup>2</sup>**

A truly special Andalusian village home, brimming with character, architectural charm, and timeless elegance, ideally positioned in the heart of Benahavís Pueblo. This distinctive property offers a rare blend of authentic village living with highly sought-after practical features, including a private garage and access to a communal swimming pool. Arranged over multiple levels, the house unfolds with a natural sense of flow and privacy. The main living areas feature traditional terracotta floors, classic proportions, and a welcoming atmosphere that reflects the soul of an authentic Andalusian home. A vine-covered terrace provides an intimate setting for outdoor dining and relaxed evenings, while the rooftop solarium offers open village and mountain views — ideal for sunset drinks or quiet mornings. The upper levels host well-proportioned bedrooms, including a primary suite with ensuite bathroom, all retaining original Andalusian details such as wooden shutters and natural materials throughout. A particularly appealing feature is the independent lower-level area with its own entrance and bathroom, offering exceptional flexibility. Perfect as a guest suite, private studio, home office, or multigenerational living space, it combines independence with internal connectivity to the main home. Located just moments from Benahavís' renowned restaurants and village life, and within easy reach of Marbella, the coast, and golf, this is a rare opportunity to acquire a character-filled home of genuine quality in one of the Costa del Sol's most desirable villages.

<b>Setting</b>	<b>Orientation</b>	<b>Condition</b>	<b>Pool</b>
✓ Town	✓ North	✓ Excellent	✓ Communal
✓ Suburban	✓ North East		
✓ Country	✓ South East		
✓ Commercial Area			
✓ Village			
✓ Mountain Pueblo			
✓ Close To Golf			
✓ Close To Shops			
✓ Close To Town			
✓ Close To Schools			
✓ Close To Forest			
✓ Urbanisation			
<b>Climate Control</b>	<b>Views</b>	<b>Features</b>	<b>Furniture</b>
✓ Air Conditioning	✓ Mountain	✓ Covered Terrace	✓ Fully Furnished
✓ Hot A/C	✓ Country	✓ Fitted Wardrobes	✓ Optional
✓ Cold A/C	✓ Panoramic	✓ Near Transport	
✓ Fireplace	✓ Garden	✓ Private Terrace	
	✓ Courtyard	✓ Solarium	
		✓ WiFi	
		✓ Games Room	
		✓ Guest Apartment	
		✓ Guest House	
		✓ Storage Room	
		✓ Utility Room	
		✓ Ensuite Bathroom	
		✓ Bar	
		✓ Barbeque	
		✓ Double Glazing	
		✓ Restaurant On Site	
		✓ Near Church	
		✓ Basement	
<b>Kitchen</b>	<b>Garden</b>	<b>Security</b>	<b>Parking</b>
✓ Fully Fitted	✓ Communal	✓ Gated Complex	✓ Garage
	✓ Private	✓ Entry Phone	✓ Private
		✓ Alarm System	✓ EV charge point
<b>Utilities</b>	<b>Category</b>		
✓ Electricity	✓ Bargain		
✓ Drinkable Water	✓ Holiday Homes		
✓ Telephone	✓ Investment		
	✓ Luxury		
	✓ Resale		









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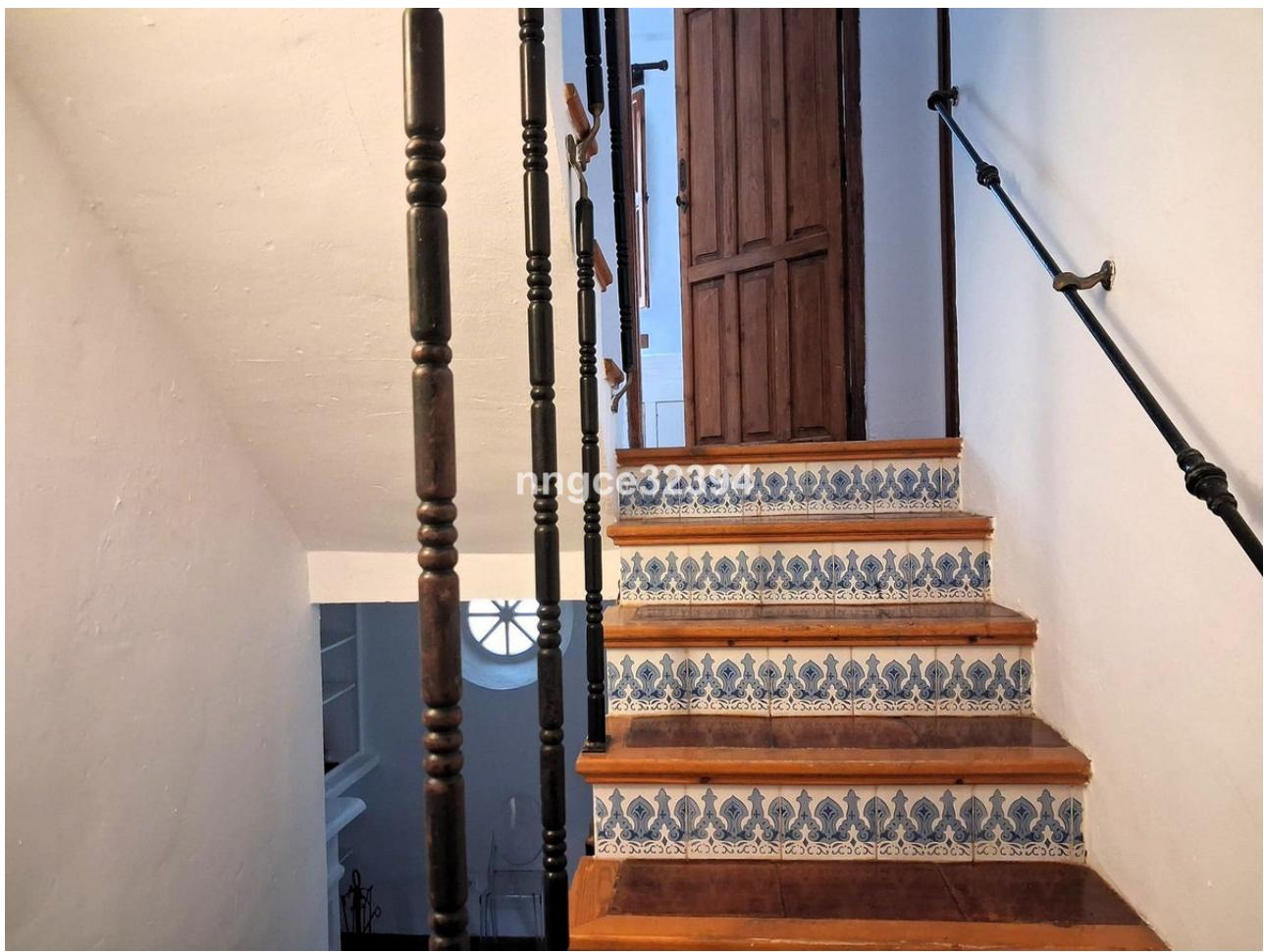
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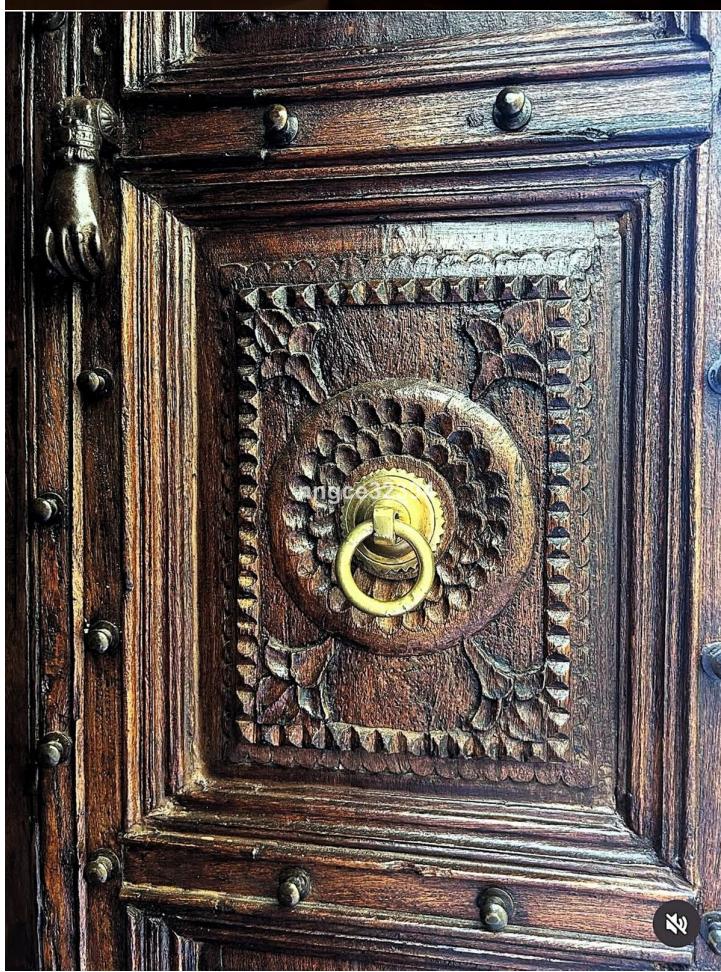
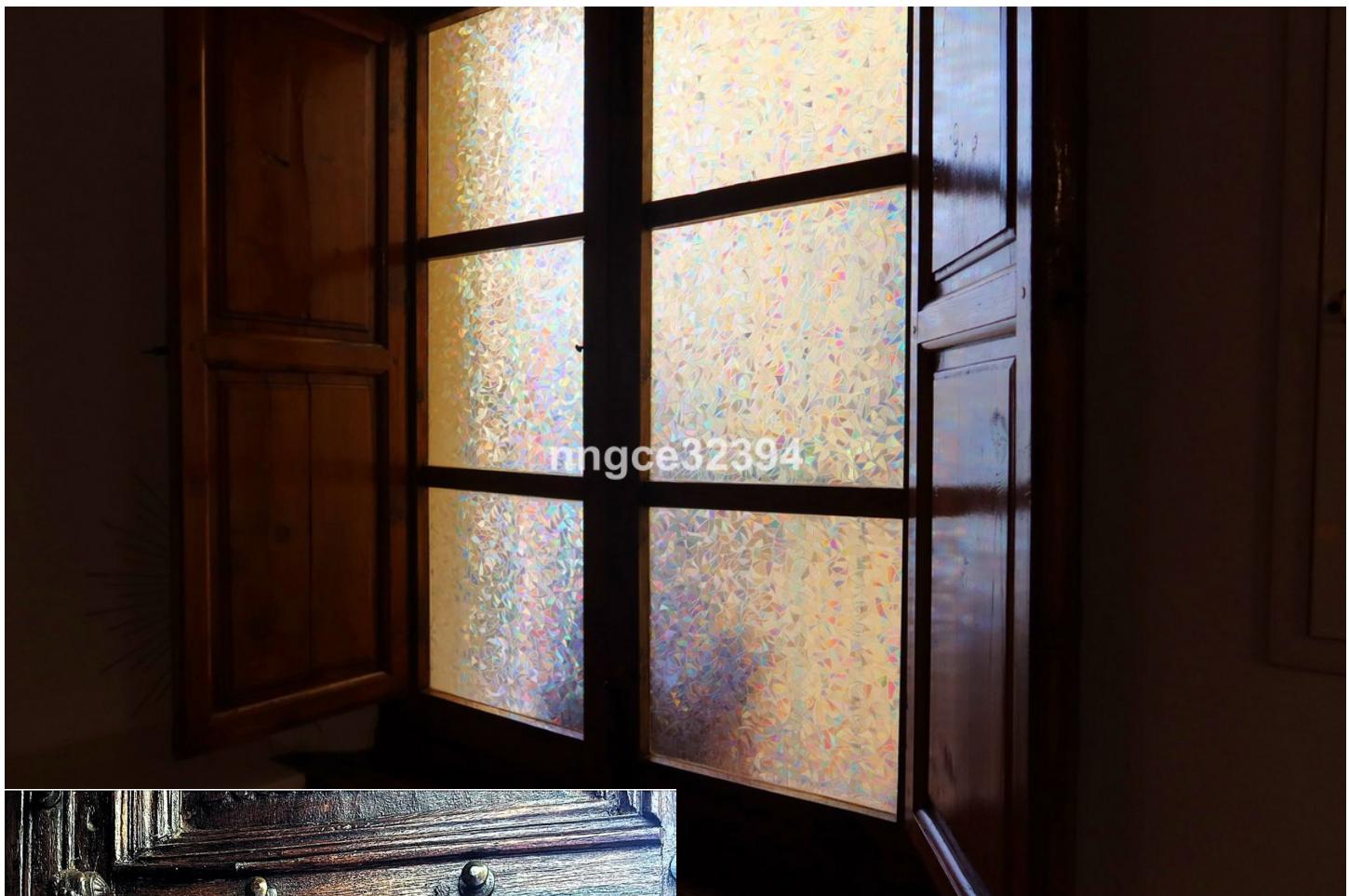


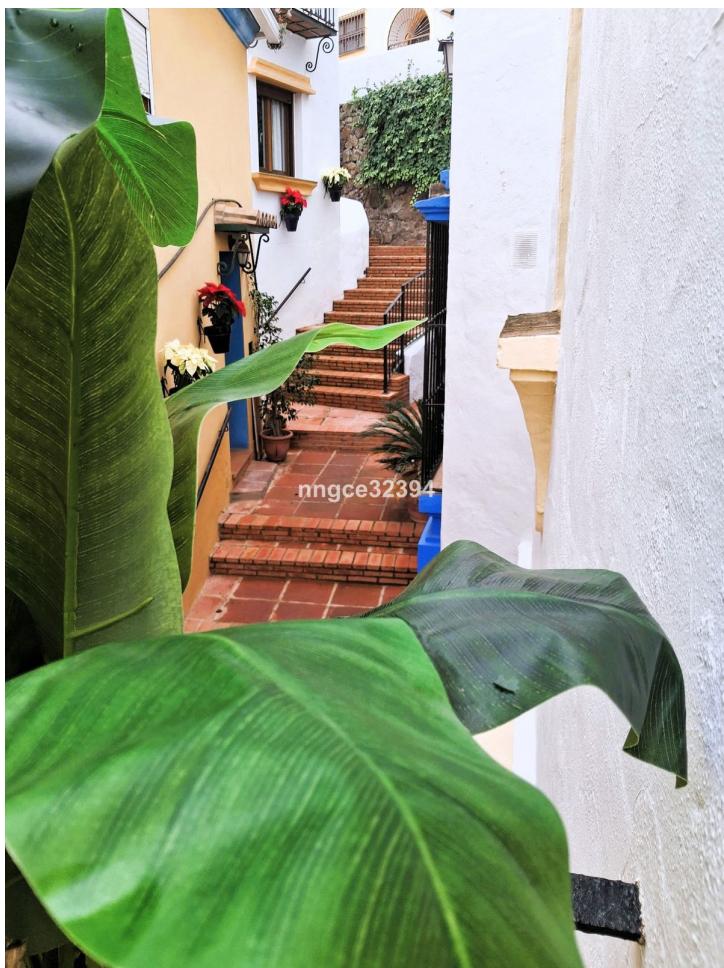
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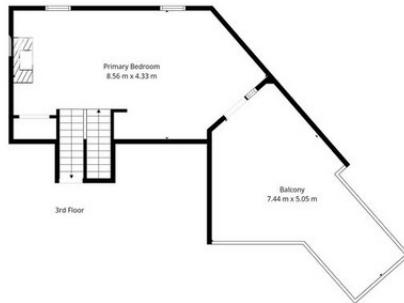












**TOTAL: 177 m<sup>2</sup>**  
 1st floor: 46 m<sup>2</sup>, 2nd floor: 29 m<sup>2</sup>, 3rd floor: 35 m<sup>2</sup>, 4th floor: 28 m<sup>2</sup>, 5th floor: 36 m<sup>2</sup>, 6th floor: 3 m<sup>2</sup>  
 EXCLUDED AREAS: PORCH: 3 m<sup>2</sup>, GARAGE: 30 m<sup>2</sup>, BALCONY: 49 m<sup>2</sup>,  
 ROOM: 3 m<sup>2</sup>, STAIRWELL: 3 m<sup>2</sup>, OPEN TO BELOW: 2 m<sup>2</sup>,  
 WALLS: 29 m<sup>2</sup>, Total 296m<sup>2</sup>

