



**Long Term Rental - House - La Viñuela
1.350€ / Month**

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

Ref.-ID: MIBGR5255428

La Viñuela

House



101 m²

600 m²

Exceptional Investment Opportunity with Proven Rental Performance. This property represents an outstanding investment opportunity with a fully proven rental track record. Purchased just one year ago, it has been rented continuously since then, operating successfully on both Booking.com and Airbnb with a valid and perpetuate holiday rental license. During the winter months, the property attracts Scandinavian tenants on medium- to long-term stays, achieving a monthly rental income of 1,350. In the high season, short-term rental rates reach 1,650 per week, while in the low season they average 1,150 per week. Based on current performance, the estimated return on investment is around 6,5 %. The numbers truly speak for themselves. The house is beautifully located on the picturesque Viñuelala Lake, offering uninterrupted lake views and a peaceful natural setting, while still being within close proximity to local shops and restaurants. The Mediterranean coast and the beaches of Torre del Mar are approximately 20 minutes away by a calm, scenic drive, as are the area's main shopping centers. The city of Vélez-Málaga can be reached in around 15 minutes, providing full services, hospitals, schools, and administrative facilities. Set on a private plot, the property features: • A private swimming pool • Fruit trees and landscaped flower gardens • A tranquil and highly private environment The house offers: • Two bedrooms • One bathroom • A spacious living room with an open-plan American kitchen • A fireplace, ideal for year-round living • Large panoramic windows opening directly onto the lake Several cozy corners throughout the home provide perfect spots for reading, enjoying a coffee, or relaxing with a drink while taking in the surrounding views. The property has been recently refurbished, including a wooden roof over the terrace, offering welcome shade in summer and a warm, inviting atmosphere during the winter months. A barbecue area further enhances its appeal for both holiday rentals and permanent living. Located in a very calm and quiet setting, this home is ideal both as a high-yield investment and as a peaceful residence or holiday retreat.

Setting
✓ Country
✓ Village
✓ Mountain Pueblo
✓ Close To Shops

Orientation
✓ South East
✓ South

Condition
✓ Good

Pool
✓ Private

Climate Control
✓ Air Conditioning
✓ Hot A/C
✓ Cold A/C
✓ Fireplace

Views
✓ Sea
✓ Mountain
✓ Country
✓ Panoramic
✓ Garden
✓ Pool
✓ Lake

Features
✓ Covered Terrace
✓ Fitted Wardrobes
✓ Near Transport
✓ Private Terrace
✓ WiFi
✓ Barbeque
✓ Restaurant On Site
✓ Fiber Optic

Furniture
✓ Fully Furnished

Kitchen
✓ Fully Fitted

Garden
✓ Private

Parking
✓ Open
✓ Private

Utilities
✓ Electricity
✓ Drinkable Water

Category
✓ Holiday Homes



















