

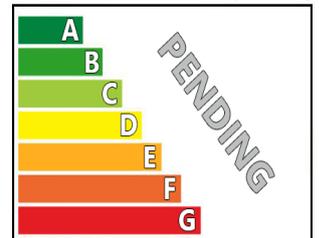
XL2672 - Viñuela



Overview

Reference:	XL2672	Bedrooms:	4
Price:	595,000 €	Bathrooms:	5
Type:	Villa	Area:	315m ²
Transaction:	Sale	Plot:	2500m ²
Location:	Viñuela	EPC:	Pending

CALIFICACIÓN ENERGÉTICA GLOBAL
EMISIONES DE DIÓXIDO DE CARBONO [CO₂/m² año]



Description

EXCLUSIVE AGENT. Luxurious Detached Villa. 4 Bedrooms, 5 Bathrooms. 12m x 5m Swimming Pool. Double Garage. Fantastic Views. Essential Properties are pleased to present this elegant detached villa perfectly situated within easy walking distance to Viñuela village. This spacious property features:- Ground Floor Accommodation. An entrance hallway with stairs to first floor landing, 3 double bedrooms, 2 en-suite bathrooms, a family bathroom, large lounge/dining room with wood burner and patio doors leading out to the covered south and west facing terraces overlooking the garden and pool area and a modern fitted kitchen with built in appliances. The first floor features the master suite comprising

of a spacious double bedroom with vaulted ceiling and built in wardrobes leading to an en-suite shower room with Jacuzzi bath and independent shower plus an independent cloakroom. The first floor suite also boasts an additional room with vaulted ceiling currently used as an office but ideal to create an additional lounge. Patio doors from both rooms within the master suite lead onto a spacious sun terrace with spectacular views. The first floor terrace also features an elegant gazebo overlooking the gardens, pool area and surrounding mountains and countryside. The well kept and easy to maintain gardens are enclosed and private. The pool area features a 12m x 5m swimming pool, attractive terracing, a shower room, utility room and store room plus beautiful displays of mature flowers, trees and shrubs. An electric gated driveway lead to a spacious parking area and detached double garage. Additional features include cavity wall insulation and air conditioning. This luxurious property offers the possibility to create a home and income. The first floor master suite could provide excellent owner accommodation whilst operating a Bed and Breakfast business on the ground floor. Perfectly situated within walking distance to the picturesque white village of Viñuela offering bars, shops, restaurants, banks, medical centre and public transport to the coast. The beach and golf course at Torre del Mar are only a 20 minute drive, Lake Viñuela is a 5 minute drive or 30 minute walk and Malaga airport is a 50 minute drive. The property currently has a mortgage which could be transferred.