

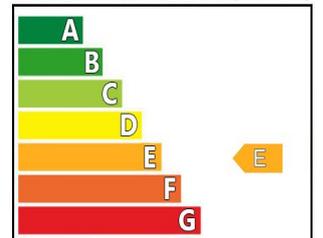
XL1395 - Colmenar



Overview

Reference:	XL1395	Bedrooms:	4
Price:	499,000 €	Bathrooms:	4
Type:	Villa	Area:	302m ²
Transaction:	Sale	Plot:	32325m ²
Location:	Colmenar	EPC:	E

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



Features

Aircon Warm/Cold	Balconies	Country Views	EPC - E
Fireplace	Fully Fitted Kitchen	Furniture Negotiable	Garage
Garage Parking	Garden	Garden Views	Hills Views
Landscaped Garden	Large Garden	Mountain Views	Panorama Views

Description

4 Bedrooms. 4 bathrooms. Swimming pool. Independent guest house. Build Size:243m² plus independent villa 59m² Plot Size:32,325m² A spectacular country house with independent guest accommodation ideally located only 5 minutes from the white village of Colmenar, enjoying breathtaking panoramic views. The main house comprises of a covered terrace overlooking the front garden and swimming pool, entrance hallway, modern fitted shower room, bedroom 2 with en-suite shower room, bedroom 3 featuring a private sun terrace and excellent country views, a spacious lounge with wood burner and French doors leading into the private rear garden, open plan kitchen/dining area enjoying a modern fitted kitchen with built in appliances plus a....

walk in larder and centre island, air conditioning and a separate utility room. The first floor features the master suite comprising of a spacious bedroom with balcony and separate sun terrace, walk in wardrobe and an en-site bathroom with separate shower. The independent guest villa features a large bedroom/ living room with wood burner, fitted kitchen and shower room. To the front of the property is a covered terrace and private garden. The gated driveway leads to the main property and garage. Alongside the swimming pool there is a separate guest suite comprising of a bedroom with en-suite shower room. The gardens surrounding the guest villa and main residence are beautifully landscaped with displays of mature flowers, trees and shrubs, attractive seating areas and private walled gardens. The lower plot measuring approx 32,000m², has over 600 trees including olive, fig and almond and could create an annual income. This idyllic country residence offers numerous possibilities to create a rural retreat, a home and income generated from holiday rentals, a bed and breakfast business or the perfect property to relax and enjoy as an extended family. A viewing is highly recommended to appreciate the individual style and superb location of this wonderful property. Approx 40 minutes from the beach and 45 minutes from Malaga airport.