



## Detached Villa for sale in Calahonda, Mijas

1,049,995 €

Reference: R5389099 Bedrooms: 4 Bathrooms: 4 Plot Size: 574m<sup>2</sup> Build Size: 193m<sup>2</sup>





## Costa del Sol, Calahonda

### Renovated Villa for Sale in Lower Calahonda with Sea Views

This key ready renovated villa in Lower Calahonda offers the perfect combination of privacy, convenience and coastal living, all within just seven minutes walking distance of the beach and 1 minute to shops, restaurants and amenities. Positioned on a quiet residential street, the property enjoys open sea views and has been renovated to a high standard throughout. A major added advantage is that the property already has a granted building licence in place to extend the villa and create an additional bedroom and bathroom as well as a roof terrace with stunning sea views, if desired, offering excellent flexibility and future value.

The entrance level welcomes you through a feature front door into a bright entrance hall leading to a spacious lounge and an open-plan fully fitted kitchen with a large central island. From the kitchen, direct access opens onto a covered garden terrace, creating the ideal setting for al fresco dining and entertaining. This level also includes a utility room, storeroom, a large double bedroom with an annex/snug area leading to the garden, and a beautifully renovated bathroom. Upstairs, there are two further double bedrooms and two bathrooms, one with ensuite bathroom and a small walk-in wardrobe. The upper floor enjoys spectacular panoramic sea views. On the lower level, a separate guest apartment with private entrance, ensuite bathroom and kitchenette provides ideal accommodation for visitors or extended family.

Outside, the villa has been fully re-tiled and landscaped for easy maintenance and maximum enjoyment. The heated saltwater swimming pool, together with the covered pergola featuring outdoor kitchen facilities and bar area, creates an exceptional entertaining space with welcome shade during the summer months. Additional features include air conditioning throughout the bedrooms and lounge, off-street parking with a private car port, high-speed fibre optic internet connectivity and excellent storage space. With its prime location, quality renovation, approved extension potential and strong rental appeal, this is an outstanding opportunity for buyers seeking a permanent residence, holiday home or investment property on the Costa del Sol.

#### Summary

- Key ready renovated villa in Lower Calahonda
- Granted building licence to add another bedroom and bathroom
- Walking distance to beach, shops and restaurants
- Quiet residential street close to all amenities
- Panoramic sea views from the upper level
- Heated saltwater swimming pool and pergola with bar
- Separate guest apartment ideal for rentals or guests
- Air conditioning, fibre optic internet, storeroom and private car port



## Features:

### Features

Near Transport  
Ensuite Bathroom  
Double Glazing  
Fitted Wardrobes  
Utility Room  
Fiber Optic  
Guest Apartment

### Views

Sea

### Pool

Heated  
Private

### Garden

Private  
Easy Maintenance

### Utilities

Electricity  
Drinkable Water

### Orientation

South

### Setting

Close To Golf  
Close To Sea  
Close To Shops

### Furniture

Fully Furnished

### Security

24 Hour Security  
Alarm System  
Entry Phone

### Category

Resale

### Climate Control

Air Conditioning  
Cold A/C  
Hot A/C

### Condition

Excellent  
Recently Renovated

### Kitchen

Fully Fitted

### Parking

Private