ALL IN
real estates








House in Mijas

Bedrooms	**4**	Bathrooms	**3**	Built	**226m2**	Plot	**727m2**

R5526460 **House** **Mijas** **795.000€**

FIRST TIME ON THE MARKET FOR 14 YEARS. PRIVATE AND SPACIOUS VILLA LOCATED IN A MUCH REQUESTED LOCATION BETWEEN THE HISTORIC WHITE WASHED VILLAGE OF MIJAS AND THE VIBRANT BEACH TOWN OF FUENGIROLA. South orientation. Gated parking for 2/3 vehicles. AT A GLANCE 4 BEDROOMS 3 BATHROOMS - 2 EN SUITE FLEXIBLE ACCOMMODATION WITH GREAT POTENTIAL TO IMPROVE HIGH DEGREE OF PRIVACY Electric gates (currently manually operated) leading to a graveled driveway with secure off road parking for 2/3 cars. Storeroom. 2 pedestrian entrances. Entrance porch. Reception lobby with cloakroom off, leading to a spacious L shaped lounge/diner with feature fireplace with a large log burner. Double sliding doors leading to a terrace. Off the lounge is an additional dining area, adjacent to the fully fitted, dual aspect kitchen with granite work surfaces and Fulgor and Lyn appliances. Master bedroom with en suite shower room with a large walk in shower. Via an inner hallway there are 2 further double guest bedrooms together with a shared shower room. LOWER LEVEL External access to an independent apartment consisting of a double bedroom, a store room, small lounge area, kitchenette and shower room. This area provides great scope for further enhancement, subject to the normal permissions. There is the possibility to create an internal staircase to link the two levels and a further possibility to enlarge the lower level living area to be of the same size as the upper level. OUTSIDE A private, haven of mature plantings that

would benefit from further landscaping. 8m x 4m pool, a huge deck and 2 gazebos. The property requires updating and modernization and is a great opportunity to an investor to add value to the property, or to provide a lovely family home, or holiday residence. Properties with this potential are a rare find in today’s property market. ADDITIONAL FEATURES PART DOUBLE GLAZED POTENTIAL TO ADD VALUE BUILT IN WARDROBES ROOF SOLARIUM LOCATION The property is located on a bus route and is walking distance to a hotel and bar. The villa is located close to the historic village of ?Mijas ?and ?the ?beaches ?of Los Boliches ?and ?Fuengirola offering an abundance of ?amenities and ?entertainment. Early viewing ?is ?recommended. DRIVING TIMES MIJAS PUEBLO 3 ?MINUTES FUENGIROLA ?4 ?MINUTES MALAGA ?15 ?MINUTES MARBELLA ?25 ?MINUTES.

Covered Terrace	Covered Terrace	Double Glazing
Ensuite Bathroom	Fitted Wardrobes	Guest Apartment
Near Transport	Private Terrace	Utility Room