

**Sales - House - Mijas Golf**  
**479.000€**

**www.arbatstates.com**  
**+34 606 84 36 45**  
**+34 602 51 80 97**  
**info@arbatstates.com**



**Ref.-ID: R4749577**

**Mijas Golf**

**House**

**Community: 1,200 EUR / year**

**IBI: 743 EUR / year**

**Rubbish: 82 EUR / year**



**3**



**3**



**180 m2**

Discover your new home in the heart of Mijas Golf! This semi-detached house, completely renovated with exquisite taste and attention to the smallest detail, offers you a life of luxury and comfort. Located in an unbeatable area, close to all services and amenities, this property is perfect for those seeking tranquility without giving up convenience. Divided over two floors plus a private roof terrace with unobstructed views, the house has a private porch that includes space to park a car. On the main floor, you will find a spacious living room with a high-end open space kitchen, a toilet, a dining area and access to a beautiful terrace where you can enjoy your moments of leisure. On the ground floor you'll find two bedrooms, each with its own en-suite bathroom and access to a private garden, ideal for relaxing outdoors. The third floor will surprise you with a magnificent roof terrace with unobstructed views and a private laundry room. Within an urbanization with a gated community and great security, this home offers access to a community pool and beautiful garden areas. With 180 m<sup>2</sup> built, it originally had 3 bedrooms, currently it has 2 but you can easily make the third bedroom, 3 bathrooms, terrace, balcony, built-in wardrobes and garage, this house is the perfect option for your family. Built in 2007 and completely renovated, the property has electric hot/cold pump heating and a South, East and West orientation that guarantees natural light throughout the day. Don't miss the opportunity to live in this real estate gem! Contact us for more information and to schedule a visit.

#### Setting

- ✓ Close To Golf
- ✓ Close To Schools
- ✓ Urbanisation

#### Orientation

- ✓ East
- ✓ South
- ✓ South West
- ✓ West

#### Condition

- ✓ Excellent
- ✓ Good
- ✓ Recently Renovated
- ✓ Recently Refurbished

#### Pool

- ✓ Communal

#### Climate Control

- ✓ Air Conditioning
- ✓ Pre Installed A/C
- ✓ Hot A/C

#### Views

- ✓ Mountain
- ✓ Garden

#### Features

- ✓ Fitted Wardrobes
- ✓ Near Transport
- ✓ Private Terrace
- ✓ WiFi
- ✓ Ensuite Bathroom
- ✓ Barbeque
- ✓ Double Glazing
- ✓ Staff Accommodation
- ✓ Near Church
- ✓ Fiber Optic

#### Furniture

- ✓ Part Furnished
- ✓ Optional

#### Kitchen

- ✓ Fully Fitted

#### Garden

- ✓ Communal
- ✓ Private

#### Security

- ✓ Gated Complex
- ✓ Electric Blinds
- ✓ Entry Phone

#### Parking

- ✓ Garage
- ✓ Communal
- ✓ Private

#### Utilities

- ✓ Electricity
- ✓ Drinkable Water
- ✓ Telephone

#### Category

- ✓ Investment
- ✓ Luxury