



Residential real estate / Houses and villas / Costa del Sol / Malaga

## Villa in Malaga

Malaga, Costa del Sol

765000

REF  
R5342428

AREA  
263 m2

BATHROOMS  
4

ROOMS  
4



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# Villa in Marbella

## Modern five-bedroom house with pool in Nueva Andalucia

This beautifully constructed house is located in the lower Nueva Andalucia area, offering a perfect blend of comfort and modern living. Upon entering, you are welcomed by a spacious open kitchen that flows into the dining and living areas, leading to a large covered terrace and the pool area, ideal for sunbathing and relaxation.

The main floor features an en-suite bedroom currently used as an office, while the first floor hosts three en-suite bedrooms, each with access to a covered terrace. A staircase leads to the solarium equipped with solar panels, providing additional entertaining space. The basement includes a laundry area, a second guest toilet, an en-suite bedroom, a versatile large room suitable for a cinema, and a garage accommodating up to four cars. The house is equipped with modern technology, including water-based underfloor heating powered by an aerothermal system and an Airzone air conditioning system, ensuring energy efficiency. This centrally located property is perfect for year-round living or as a holiday home, with great rental potential due to its size and location.

### Key features

- Bedrooms: 5
- Bathrooms: 5
- Built area: 490 m<sup>2</sup>
- Land area: 900 m<sup>2</sup>
- Swimming pool
- Garden
- Garage for 4 cars

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