



Price: €339,000  
Bedrooms: 4  
Bathrooms: 3  
M2 Living: 170<sup>2</sup>  
M2 Plot: 2400<sup>2</sup>  
M2 Terrace: -  
Address: Cómpeeta, Málaga

A detached villa ideally, located only 5 minutes from Competa with fantastic sea, mountains and countryside views.

A gated entrance leads to the property and parking area.

#### Accommodation.

Front door leads into a conservatory with excellent sea and countryside views with door into the entrance hallway. Access from the hallway leads into a split level living/ dining area with a wood burning stove and air conditioning system. An ornate brick archway leads into the modern fitted kitchen. Access from the dining area leads to the lounge ( additional living area) with air conditioning and wood burning stove and has direct access to the rear garden. An inner hallway leads to two bedrooms and a modern fitted bathroom featuring a Jacuzzi bath and an en-suite shower room from the master bedroom and dressing room.

Heating: Gas underfloor heating, ac/ heating and wood burning stoves.

On a lower level adjoining the garage is a further bedroom and guest cloakroom with a covered terrace outside. This area could be utilised to provide additional guest accommodation.

#### Gardens.

Beautifully presented full of mature flowers, trees and shrubs with winding pathways and a picturesque pergola leading to the orchid house which could easily be modified to create another guest apartment.

At the side of the house is a summer kitchen/utility room and, at the front of the property is the 8m x 4m

swimming pool with spacious sun terrace and patio area.

Ideally located with good vehicle access and only 5 minutes from Competa, 30 minutes from the beach and one hour from Malaga airport.

Mortgage available approx 200,000 euros ( subject to meeting lender's criteria)

