

Benahavis Villa

€6,066,000

Ref: X21314



5



6



1,211 m²



580 m²



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Consumption
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Emissions
Applied for

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Property Purchase Expenses

Property price	€6,066,000 (£5,043,030)
Transfer tax 7%	€424,620 (£353,012)
Notary fees (approx)	€750 (£624)
Land registry fees (approx) ...	€750 (£624)
Legal fees (approx)	€1,500 (£1,247)

Standard form of payment

Reservation deposit	€3,000 (£2,494)
Remainder of deposit to 10%	€603,600 (£501,809)
Final Payment of 90% on completion	€5,459,400 (£4,538,727)

* Prices quoted in Pounds are illustrative and should only be used as a guide.

* Transfer tax is based on the sale value or the cadastral value whichever is the highest.

* Spanish Property Choice has made every effort to obtain the information regarding this listing from external sources deemed reliable. However, we cannot warrant the complete accuracy thereof subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice.

* Price valid until sold

* Conveyancing not included

* The DIA is available at our office according to the Decree 218/2005

Description

***Spectacular Luxury Villa in Benahavís with Panoramic Sea and Mountain Views**

We present this incredible villa in Benahavís, a luxury home designed to offer an exclusive and sophisticated living experience. Located in a private urbanization with **24-hour security and a gated entrance**, this property combines contemporary design, high-quality materials, and an unbeatable location on the Costa del Sol.

With **650 m² of built space**, this villa stands out for its spacious, bright rooms equipped with the latest technology, guaranteeing maximum comfort and style.

Distribution and Features

- **5 spacious bedrooms**, each with its own **en-suite bathroom** and **independent air conditioning system**, providing comfort and privacy.

- A spectacular **master bedroom**, which includes a **one-piece round marble bathtub** situated under a dome with **fiber optic lighting**, a true sanctuary of relaxation.

- **Guest toilet clad in marble**, adding a touch of sophistication to the common areas.

- A **modern 70 m² kitchen**, equipped with **Gaggenau appliances** and a **large central island**, perfect for cooking and sharing unforgettable moments.

- Spacious living room with **fireplace**, ideal for enjoying a warm and cozy atmosphere.

- **Private cinema room**, designed for enjoying entertainment without leaving home.

- **Independent laundry room**, designed to facilitate household chores and maintain order.

- **Garage with capacity for 2 cars**, providing comfort and security.

- **Sustainable energy system with solar panels**, ensuring efficient hot water supply.

Outdoor Spaces

- **Private gardens with palm trees and lawn**, providing a tropical and relaxing environment.

- An impressive **90 m² saltwater pool**, ideal for enjoying the sun and Mediterranean climate in a luxurious setting.

- **Terrace with barbecue and event area**, a perfect space for celebrating gatherings and outdoor dinners with family and friends.

Uncomparable Views

The villa offers spectacular views of the **Mediterranean Sea** and the iconic **Pico de La Concha**, creating a setting that combines natural beauty and serenity.

Private Urbanization and Security

Located in an exclusive urbanization, this property has **24-hour surveillance and access control**, ensuring privacy and tranquility for its residents.

High-End Details

- **Solid oak wood floors**, known for their warmth and durability.

- Designer taps by **Gunki & Trentino** in all bathrooms, a detail that reflects luxury and sophistication.

- Fully equipped kitchen with **Gaggenau appliances**, renowned for their quality and advanced technology.

- **Solar panels**, promoting an efficient and sustainable lifestyle.

Strategic Location

- Just **5 minutes from Puerto Banús**, known for its exclusive boutiques, high-end restaurants, and vibrant nightlife.

- **30 minutes from Malaga International Airport**, facilitating access to national and international destinations.

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