

# Malaga Villa

€4,000,000

Ref: X22034



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1,587 m<sup>2</sup>



1,348 m<sup>2</sup>



Consumption  
G

Emissions  
Applied for

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## Property Purchase Expenses

Property price .....	€4,000,000 (£3,369,600)
Transfer tax 7% .....	€280,000 (£235,872)
Notary fees (approx) .....	€750 (£632)
Land registry fees (approx) ...	€750 (£632)
Legal fees (approx) .....	€1,500 (£1,264)

## Standard form of payment

Reservation deposit .....	€3,000 (£2,527)
Remainder of deposit to 10% .....	€397,000 (£334,433)
Final Payment of 90% on completion ....	€3,600,000 (£3,032,640)

\* 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

Exceptional Contemporary Villa in Málaga: A Unique Masterpiece of Architecture and Luxury  
Introducing a truly remarkable property that redefines the essence of luxury living in the heart of the Costa del Sol. This newly built villa, located in Málaga, the most vibrant and fast growing city in Spain's property market, is a rare architectural jewel. Homes of this calibre and style are typically found in elite residential areas such as La Zagaleta or Sierra Blanca, making this an unparalleled opportunity to own a landmark residence in the most fashionable city in southern Spain.

Set on a generous plot of nearly 1,600 square metres and offering more than 1,300 square metres of built space across three levels, this magnificent villa features five expansive bedrooms and seven luxurious bathrooms. Every detail has been meticulously considered, with top-quality materials and bespoke finishes throughout, resulting in a home that is both elegant and supremely comfortable.

Its elevated position allows for breathtaking panoramic views over the Mediterranean Sea and the dynamic skyline of Málaga. The location is truly exceptional, just fifteen minutes from the city's historic centre, seven minutes from the nearest beach and only three minutes from Plaza Mayor, a premier shopping and dining destination that hosts a wide selection of international brands and upscale restaurants.

Inside, the villa showcases cutting-edge amenities and a sophisticated modern design. Floor-to-ceiling windows fill the interiors with natural light, enhancing the sense of space and tranquillity. The seamless connection between interior and exterior spaces invites residents to enjoy the full Mediterranean lifestyle, with expansive terraces and landscaped gardens perfect for entertaining or quiet relaxation in complete privacy.

As an important note, the photographs featured in the listing are real images of the property and not renders.

This is a rare and refined offering that combines architectural excellence, luxurious finishes and an unbeatable location in one of Europe's most dynamic cities.

The abbreviated information document is available to you. Expenses: Taxes (ITP or VAT+AJD) + Notarial and registration expenses.

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\* A Documento Informativo Abreviado (DIA) is available - Un Documento Informativo Abreviado (DIA) está disponible