

# Benalmadena Villa

€890,000

Ref: X22854



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381 m²



263 m²



✓



Consumption  
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Emissions  
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## Property Purchase Expenses

|                                 |                     |
|---------------------------------|---------------------|
| Property price .....            | €890,000 (£767,358) |
| Transfer tax 7% .....           | €62,300 (£53,715)   |
| Notary fees (approx) .....      | €750 (£647)         |
| Land registry fees (approx) ... | €750 (£647)         |
| Legal fees (approx) .....       | €1,500 (£1,293)     |

## Standard form of payment

|   |                     |
|---|---------------------|
| Reservation deposit .....               | €3,000 (£2,587)     |
| Remainder of deposit to 10% .....       | €86,000 (£74,149)   |
| Final Payment of 90% on completion .... | €801,000 (£690,622) |

\* 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

There are houses you see. And others you feel.

This one, you feel.  
You walk in, and the silence doesn't weigh heavy. It welcomes you.

Because here, peace isn't a luxury — it's the foundation.

And that, in today's world, is priceless.  
Four spacious bedrooms, designed for living — not just for sleeping.

A private pool that doesn't need summer's permission to shine.

And it's heated. You can control it from an app and have it ready the moment you walk through the door.

And the views from every corner... I'm not sure whether to describe them or just let you see for yourself.

Because it's the sea and nature all at once — and you won't know whether to sigh or simply be still.  
Here, natural light pours in from everywhere. Every space feels alive, warm, and full of beauty.

The terraces are immense — the kind that invite you to stay for hours.

Waking up to these views can't be explained. It's something you feel.

And gathering friends and family for a barbecue at sunset, with the breeze coming down from the mountains...

That's a gift you can give yourself every day.  
The kitchen features high-end appliances.

The fireplace is ready for slow winter nights and long conversations by the fire.

And above all, this is one of those rare homes that offer something truly valuable: privacy.

That feeling of leaving the world behind the moment you close the door.  
This is Casablanca, Benalmádena.

A beautiful gated community — quiet, safe, refined.

Full of life, with families from every corner of the world who chose this place to call home.  
And yes, some might ask, "Isn't it a bit high up?"

No, it's not far. It's elevated.

Five minutes from town, twelve from the motorway, five to the train station, twenty to the airport.

Close to everything, yet far from the noise.  
Here, children grow up fearless. With national and international schools nearby.

Digital nomads find clarity, not chaos.

Here you sleep without checking the locks.

Here you live the way others only dream of.  
And you know what happens in Casablanca?

When a home hits the market, it doesn't last.

Because there aren't many.

And the best decisions? They're made quickly