

## 4 bedroom Villa for sale in Nueva Andalucia, Málaga

1,650,000€

The new south facing villa, currently under construction, is located in the heart of Nueva Andalucía within walking distance to the beach, supermarkets, and restaurants. Located on a cul-de-sac, quality construction with large basement and ocean views from the top floor. The villa has a modern design with large floor to ceiling windows and high-quality aluminium frames. The ground floor is built around a swimming pool, with a balcony and large windows that bring a lot of light into the house. The kitchen is an open space with an adjoining dining area and living room, both of which open out onto the adjoining swimming pool. Downstairs is a bedroom with en-suite bathroom. Upstairs there are two bedrooms with a large terrace and beautiful views. The basement plan includes a spa, sauna, and gym. On this level there is also a fourth bedroom, bathroom, guest toilet, laundry room and utility room. The villa has air conditioning throughout run by a heat pump. Parking for two cars on site. The price is €1,650,000 for the villa in its current state, which will be delivered but still needs renovation. The price is €1,990,000 for the finished villa, kitchen excluded.

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|--|---|--|
|  4 bedrooms                  |  4 bathrooms |  268m <sup>2</sup> Build size |
|  423m <sup>2</sup> Plot size | <input checked="" type="checkbox"/> Swimming Pool   | <input checked="" type="checkbox"/> Condition - Excellent  |
| <input checked="" type="checkbox"/> Category - Investment  | <input checked="" type="checkbox"/> Category - Holiday Homes                                    | <input checked="" type="checkbox"/> Features - Ensuite Bathroom  |
| <input checked="" type="checkbox"/> Features - Fitted Wardrobes  | <input checked="" type="checkbox"/> Climate Control - Hot A/C                                   | <input checked="" type="checkbox"/> Climate Control - Cold A/C   |
| <input checked="" type="checkbox"/> Climate Control - Air Conditioning   | <input checked="" type="checkbox"/> Features - Double Glazing                                   | <input checked="" type="checkbox"/> Features - Covered Terrace   |
| <input checked="" type="checkbox"/> Category - Golf  | <input checked="" type="checkbox"/> Features - Basement   | <input checked="" type="checkbox"/> Features - Barbeque  |
| <input checked="" type="checkbox"/> Features - Gym   | <input checked="" type="checkbox"/> Condition - New Construction                                | <input checked="" type="checkbox"/> Climate Control - U/F/H Bathrooms  |
| <input checked="" type="checkbox"/> Climate Control - U/F Heating  | <input checked="" type="checkbox"/> Features - Games Room                                       | <input checked="" type="checkbox"/> Category - Luxury  |