



## 4 chambre Villa à vendre dans Atalaya, Málaga

1.495.000€

This Villa is a beautifully renovated villa for sale in Monte Biarritz, a quiet and well-established residential area on the Costa del Sol. This elegant four-bedroom, three-bathroom home sits on a 480m<sup>2</sup> plot and offers 196m<sup>2</sup> of interior living space across two levels. Originally built in 1998 and extensively renovated in 2024, the property now features high-end finishes including wood, marble, and ceramic details, along with designer Eichholtz furnishings. Blending classic charm with modern comfort, Villa Beatriz offers a refined yet relaxed atmosphere, ideal for year-round living or as a stylish holiday home near Marbella and Estepona. As you enter the property, the open-plan layout of the ground floor immediately establishes a sense of flow and space. The living and dining areas connect seamlessly with the terrace, creating a versatile environment for entertaining or unwinding. A beautifully landscaped private garden surrounds the villa and offers direct access to a communal pool, which is exclusively shared among only eight properties, enhancing the sense of privacy. Also located on this level is a spacious bedroom and a bathroom, offering practical comfort for both residents and guests. Upstairs, this Villa continues to impress. The master suite features an en-suite bathroom and a private balcony overlooking the west-facing garden, filling the property with natural light throughout the day and providing a calm and private retreat. Two additional bedrooms share a full bathroom and enjoy access to a second terrace, where natural light floods in, creating bright and airy spaces that seamlessly connect with the outdoors. This Villa enjoys a prime position within Monte Biarritz, one of the most desirable low-density residential neighbourhoods in Estepona. The location provides a perfect balance between tranquillity and convenience. A five-minute drive places you in the heart of Estepona's urban offerings, where shops, cafés, restaurants, and essential services are easily accessible. Within ten minutes, residents can reach the sandy shores of Playa del Saladillo, a beach known for its clean waters, calm atmosphere, and beachfront eateries. The surrounding area further enhances the appeal of the property with its blend of leisure, education, and accessibility. Golfers will appreciate the proximity to Atalaya Golf & Country Club, a premier 36-hole course that offers stunning views and top-tier facilities. Nearby restaurants, such as El Campanario Golf & Country House and La Alcarria de Damas, cater to diverse tastes with Mediterranean and

 4 chambres

 3 salles de bains

 196m<sup>2</sup> Taille de construction

 480m<sup>2</sup> Taille de la parcelle