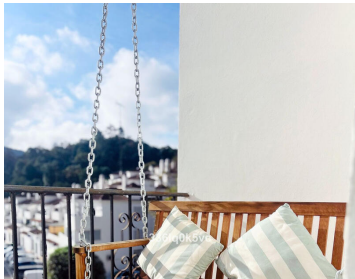


4 chambre Villa à vendre dans Benahavis, Málaga

899.000€



****Detached 4-Bedroom Villa with Private Pool in Prime Village Location**** This charming ****south-facing detached villa**** offers 4 spacious bedrooms, a private driveway, garden, extensive terraces, and a ****9.5m private swimming pool****, providing sun throughout most of the day. Ideally located in the beautiful village of Benahavis, the property is just ****a two-minute walk**** from the village centre with its renowned restaurants, bars, and sporting facilities. Despite its central position, the villa is situated on the ****quieter Spanish side of the village****, offering a peaceful and authentic atmosphere. The outdoor areas are designed for ****low maintenance living****, with large terraces surrounding the property and a ****fruit garden beside the pool****, which also offers potential for further landscaping or development. Inside, the villa features ****four generously sized bedrooms****. Originally built with three bedrooms, the property was extended to include an ****additional master suite****. The living and dining areas are full of character and include ****two open log fireplaces****, creating a warm and inviting atmosphere. ****Low annual running costs:**** IBI (property tax): approximately ****€350 per year**** Pool maintenance by a local gardener: approximately ****€100 per month**** Garden maintenance available when required for a small additional cost. The property also offers ****excellent rental potential****. Benahavis is a vibrant village that remains lively throughout the year, including the winter months. Short-term rentals currently achieve ****around €600 per night on average****, and potentially higher during peak periods. Even if rented for just ****7 months per year****, this could generate an estimated ****gross rental yield of around 14%**** based on the full asking price. This villa is therefore an ****ideal permanent residence, holiday home, or high-yield investment property**** in one of the most desirable villages on the Costa del Sol.

 4 chambres
 550m² Taille de la parcelle

 3 salles de bains
 Piscine

 200m² Taille de construction



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