



## 4 slaapkamer Villa Te koop in San Pedro de Alcantara, Málaga

2.600.000€



This exquisite 4-bedroom modern Mediterranean villa is ideally situated meters from San Pedro beach and 5 minutes walk to the beaches of Puerto Banus. Boasting a prime beachside position this contemporary residence is within minutes walking distance of restaurants and beach bars along the popular promenade of San Pedro Playa. Occupying a corner plot, this beachside villa blends classical and modern design elements, resulting in a practical yet sophisticated Mediterranean style. Spread over two levels, the villa basks in abundant natural light, thanks to its large windows, glass doors and a favourable south orientation. Upon entering the property you will have covered parking for 2 cars and a spacious driveway for a further 3 cars. The main entrance of the house is accentuated by an elegant water feature that then leads you into an elegant living room with high pitched ceilings and cream marble flooring, a contemporary fully-equipped kitchen with a central island and a dedicated laundry area, a graceful dining room, three well-appointed bedrooms, and a guest toilet. Each of these rooms provides direct access to the meticulously landscaped garden, complete with a heated swimming pool, a large porch, and an alfresco dining area equipped with a barbecue. Ascending the comfortable staircase to the upper floor reveals the light-filled Master bedroom, featuring a tasteful en-suite bathroom. The Master suite boasts a southwest-facing terrace that overlooks the garden and pool in this tranquil setting. This superb villa is offered for sale in excellent condition, tastefully furnished (optional), and equipped with air conditioning, LED lighting, underfloor heating in bathrooms, fitted wardrobes, double-glazing, alarm system, and various other features to ensure a comfortable and secure lifestyle.

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|-----------------------------------|-------------------------------|------------------------------------|
| 4 slaapkamers                     | 3 badkamers                   | 298m <sup>2</sup> Bouwgrootte      |
| 827m <sup>2</sup> Perceelgrootte  | Zwembad                       | Condition - Excellent              |
| Category - Investment             | Category - Holiday Homes      | Features - Marble Flooring         |
| Features - Ensuite Bathroom       | Features - Fitted Wardrobes   | Features - Lift                    |
| Climate Control - Hot A/C         | Climate Control - Cold A/C    | Climate Control - Air Conditioning |
| Features - Double Glazing         | Features - Covered Terrace    | Features - Basement                |
| Features - Barbeque               | Features - Guest Apartment    | Features - Jacuzzi                 |
| Climate Control - U/F/H Bathrooms | Climate Control - U/F Heating | Category - Luxury                  |

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