

## 4 bedroom Villa for sale in Mijas, Málaga

799,000€



ONE Level 3 bedroom villa, with easy access and flow. A separate, completely self contained apartment provides a 4th bedroom or a rental income opportunity!

Located in the urbanization of Rancho de La Luz, the villa has 3 bedrooms, 2 bathrooms, a separate guest toilet and a light and airy lounge and dining that opens to a covered large patio / terrace.

The grounds of the property include mature pines, poplars, large local trees as well as manicured lawns and an array of rockery and plants, surrounded by mountains and nature with some sea views but mainly mountain (south-west).














### SNAP SHOT OF THE KEY POINTS

- 3 bedroom villa all on one level, ease of mobility and flow
- one bedroom apartment, self-contained, with separate entrance
- upper garden / covered terrace / patio / side gardens and lawn
- middle tiled section - pool (not heated) rectangle shape
- lower gardens, currently not manicured due to weather
- No air-conditioning throughout the property, only in the master bedroom
- Carpet throughout most of main villa (original tiles under)

### LIVING & DINING and Kitchen

Arched doors, beamed ceilings, full sized windows, patio doors and a large original fireplace.

From the front door, you enter into a foyer that is the central point for the villa. Off to the right, through double arched doors is the open plan living and dining and the kitchen. Directly opposite the front door, is the entrance to the patio.

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|  4 bedrooms                    |  4 bathrooms      |  335m <sup>2</sup> Build size |
|  3,309m <sup>2</sup> Plot size |  Swimming Pool    |  air conditioning             |
|  close to park                 |  close to schools |  fireplace                    |
|  mountain views                |  private garden   |  sea views                    |
|  swimming pool                 |  |  |



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