

## 4 sovrum Villa till salu i Montemayor, Córdoba

2.250.000€



Monte Mayor presents an exceptional gated community, providing round-the-clock security within an idyllic natural setting surrounded by captivating landscapes and breathtaking sea vistas. Located just a brief 15-minute drive from the coastline, this location offers easy access to popular destinations like Puerto Banus and Marbella. Monte Mayor spans an expansive 330 hectares of land, characterized by low-density development, granting homeowners the spaciousness and privacy they both desire and deserve.

Enter Las Dos Torres, a contemporary Andalusian-style villa, through an elegant access road that guides you to the main entrance and basement garage. Upon stepping inside, you'll immediately notice the brilliant space utilization and thoughtfully designed layout. The open-plan living area features a soaring double-height ceiling, two inviting sitting areas, a dining space, a modern Italian kitchen equipped with top-of-the-line German appliances, a designated office area, and a graceful staircase. Pre-installation for a future elevator is also in place. Large sliding windows in the living and dining areas lead to the expansive, partially covered terraces where you can savor spectacular mountain and sea views. The indoor sitting area is enhanced by a cozy fireplace.

The master bedroom is a haven of privacy, complete with ample fitted wardrobes, an en-suite bathroom area with a walk-in shower, a freestanding bathtub, double washbasins, and a separate toilet. Large windows provide access to a covered terrace for enjoying panoramic vistas. This level also includes a guest bathroom and a versatile laundry room.

Upstairs, you'll discover three guest bedrooms, each featuring fully equipped en-suite bathrooms. Two of these bedrooms boast spacious separate terraces, perfect for basking in the sun. All guest rooms are appointed with large windows and fitted wardrobes. Both the living area and bedrooms are equipped with underfloor heating for colder days, along with individually controlled air conditioning, making the home suitable for year-round living or luxurious

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| 2.430m <sup>2</sup> Tomtstorlek                     | <input checked="" type="checkbox"/> Simbassäng          | <input checked="" type="checkbox"/> aire acondicionado  |
| <input checked="" type="checkbox"/> alto standing   | <input checked="" type="checkbox"/> amueblado           | <input checked="" type="checkbox"/> armarios empotrados |
| <input checked="" type="checkbox"/> bodega          | <input checked="" type="checkbox"/> cocina americana    | <input checked="" type="checkbox"/> cocina amueblada    |
| <input checked="" type="checkbox"/> cocina equipada | <input checked="" type="checkbox"/> cámara de seguridad | <input checked="" type="checkbox"/> exterior            |
| <input checked="" type="checkbox"/> jardín          | <input checked="" type="checkbox"/> lavadero            | <input checked="" type="checkbox"/> lavavajillas        |
| <input checked="" type="checkbox"/> luminoso        | <input checked="" type="checkbox"/> obra nueva          | <input checked="" type="checkbox"/> parking             |
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