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Вилла

San Pedro de Alcántara



Комнат: 4	Ванных: 4	M²: 402	Цена: 2 990 000 €
Статус: Продажа	Тип недвижимости: Вилла	Референция: R5018266	Дата публикации: 12.06.25

Описание:New Development: Prices from 2,990,000 € to 2,990,000 €. [Beds: 4 - 4] [Baths: 4 - 4] [Built size: 402.00 m2 - 402.00 m2] Luxury villa just 450 metres from the beach in San Pedro de Alcántara! Discover an oasis of tranquillity and luxury in southern Spain on the Costa del Sol! This exclusive 4-bedroom, 4.5-bathroom villa, situated in the quiet location of Urbanización Los Porqueroles, is the perfect blend of elegance, modern comfort and first-class design. The property boasts perfect connectivity, being only 40 minutes from Malaga international Airport and 7 minutes from the glamourous Puerto Banus, seamlessly blending coastal tranquillity with easy access to international travel and luxury hotspots. Located just 450 metres from the stunning San Pedro de Alcántara Beach and a mere 700 metres from the vibrant town centre with upscale restaurants, boutique shops, and a rich local culture. Families will find the esteemed Laude San Pedro International College conveniently located less than 1 Km away. Golf enthusiasts can indulge in their passion with over 20 world-class golf courses located within a 30-minute drive. Upon entering the ground floor, you are welcomed into an entrance hall that opens into an expansive open-plan area featuring an elegant and functional kitchen which features premium AEG appliances, complemented by a Liebherr wine refrigerator. Notably, the built-in combination of a Liebherr ECBNei 9972

double-wing refrigerator and freezer stands out for its functionality. From the central space of the dining room and spacious living room, you have direct access to the terrace, which offers outdoor seating and a barbecue area. Adjacent to this is a solarium equipped with sun loungers, leading to the private pool, all surrounded by a beautifully landscaped garden filled with carefully selected greenery, including mature trees. Ascend the marble staircase to the first floor, where the master bedroom awaits, complete with a terrace, a dressing room, and a modern bathroom featuring both a bath and a shower. Additionally, there are three more bedrooms, each with en-suite bathrooms for maximum comfort and privacy for your family and guests. This villa further boasts advanced Zennio smart home technology, which encompasses automatic night lighting, high-quality Cortizo aluminium windows equipped with blackout shades in all bedrooms, a front door that includes a motorized lock and fingerprint reader and individually controlled air conditioning in each bedroom. The property comes with solar panels, along with battery support and provisions for a wall box as well as an energy-efficient heat pump for underfloor heating and water heating. All the bathroom fittings are from esteemed brands Villeroy & Boch and Sanycces. The saltwater swimming pool is equipped with an electrically controlled roller shutter with solar louvers, a counter-current system and it can also be supplemented with a heat pump for water heating. The garden comes with an automatic irrigation system. A remotely operated 5-meter gate allows acces to the partially covered parking for two cars. In addition, the villa will be partially furnished with custom-made furniture, which is included in the quoted price. We will be pleased to provide you with a list and technical specifications upon request. Essentially, you will receive all items shown in the visuals, with the exception of the sofa, armchair, chairs, bar stools, mattresses, TV, outdoor furniture, barbecue, and decorations, which can be purchased according to personal preferences. Customization of some furniture pieces will still be possible until the end of June. If you decide to buy the villa for investments purposes and intend to rent it, here are the estimated rental prices: Long-term rent 12.000 EUR/month. Short-term rent 1.500 EUR/night (high season). Estimated completion date: November 2025

Особенности:

Новостройка, Бассейн, None, None, Parking, None, None