



## 6 Bed Villa (Detached) For Sale

Atalaya, Costa del Sol

**€1,599,000**

Ref: R4140223

It is an absolutely universal design, with the ability to adapt to any style. Both inside and outside. A few minutes from the villa there are: - fitness club with paddle, tennis Bel Air; - Sports bar and bowling Los Arqueros; - Golf Club Los Arqueros; - golf courses; - supermarkets: Lidl, Aldi, Super Sol, Mercadona; - prestigious English and Spanish grammar schools; - a center for the provision of consumer services; - restaurants and cafes with international cuisine, live music and karaoke; - Car service. Within walking distance there is a post office, a snack bar and the very popular family restaurant "Alvarez". The auto-distance from the house to the Banus port is 10 minutes. The surrounding area is ideal for hiking and cycling. The urbanization is surrounded by stunning land...

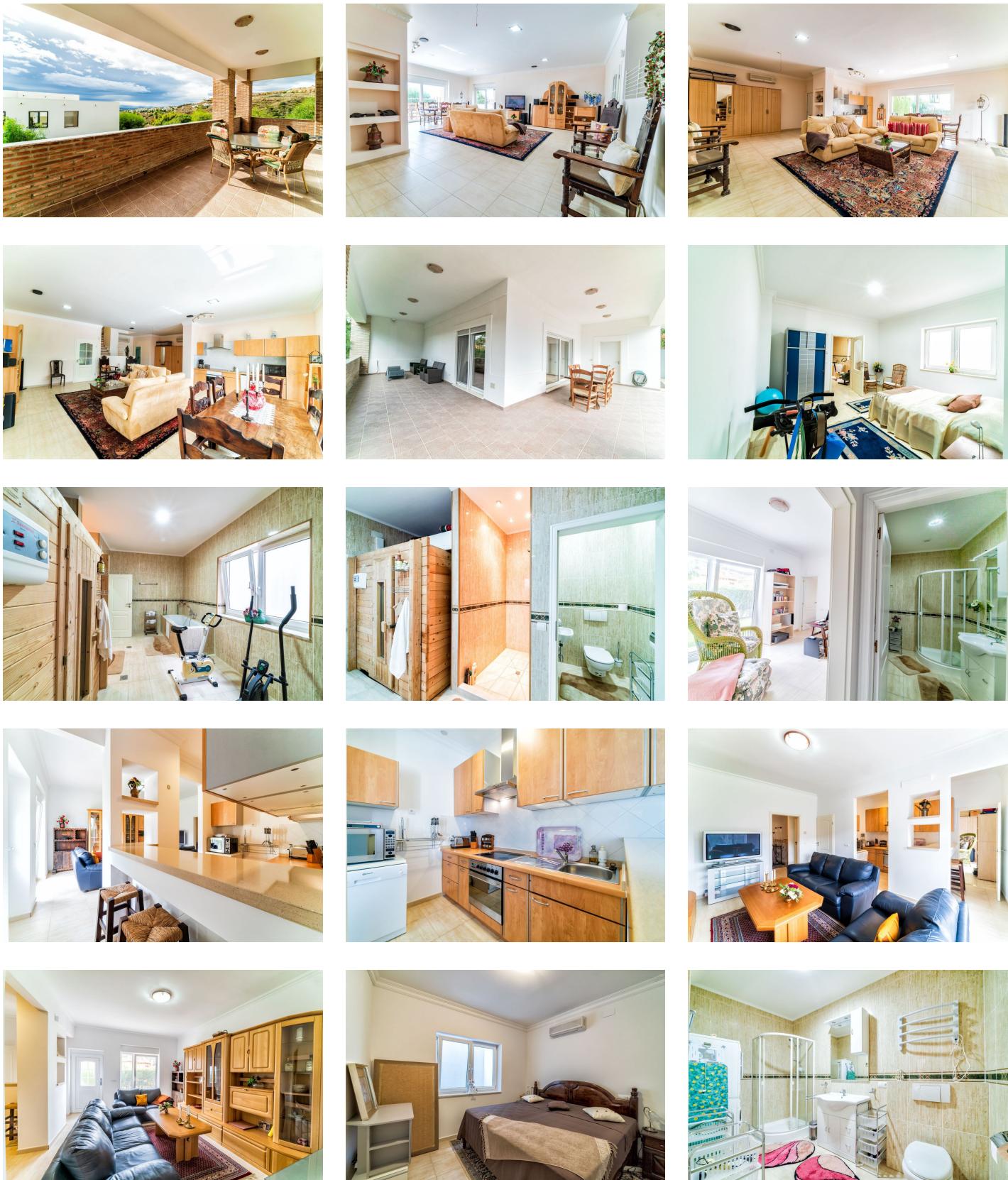
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# Gallery



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# Property Description

**Location:** Atalaya, Costa del Sol, Spain

It is an absolutely universal design, with the ability to adapt to any style. Both inside and outside.

A few minutes from the villa there are:

- fitness club with paddle, tennis Bel Air;
- Sports bar and bowling Los Arqueros;
- Golf Club Los Arqueros;
- golf courses;
- supermarkets: Lidl, Aldi, Super Sol, Mercadona;
- prestigious English and Spanish grammar schools;
- a center for the provision of consumer services;
- restaurants and cafes with international cuisine, live music and karaoke;
- Car service.

Within walking distance there is a post office, a snack bar and the very popular family restaurant "Alvarez".

The auto-distance from the house to the Banus port is 10 minutes.

The surrounding area is ideal for hiking and cycling.

The urbanization is surrounded by stunning landscapes, and its high points offer views of the Mediterranean Sea, mountains, Gibraltar and Morocco (on a clear day). The convenient location of the villa allows you to admire all this from the windows and terraces.

The house has 2 floors, 6 bedrooms, 5 bathrooms (the master bedroom has a separate dressing room), 1 guest toilet.

3 fully equipped kitchens with breakfast areas.

2 spacious living / dining rooms.

One of the living rooms is equipped with a home theatre system, with a kitchen-bar.

Chimney.

3 spacious terraces with sea and mountain views, an outdoor garden and a swimming pool.

Sauna.

The area of the villa is 724.03 sq. m., built at a very high

level, in 2013.

German quality. Energy certificate level "B" received in 2013.

Excellent hydro, heat and sound insulation. This helps maintain a healthy atmosphere in the home.

The temperature inside the house during the winter period remains at the level of 21-22 degrees Celsius, without the use of heating.

Heating floor.

Wall thickness 62 cm.

The pool is heated by solar panels and a heat pump. The size of the pool is 9.5x4.75 m.

There is an irrigation system.

Stable double glazing with shutters and mosquito nets.

The garage is designed for 2 cars and other vehicles (bicycles, motorcycles).

The air conditioning system operates in both cooling and heating modes.

The air conditioning system can be disinfected quickly and easily at home.

Alarm.

Round the clock security.

TV.

WI-FI.

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# Additional Info

For Sale	Beds: 6	Baths: 5
Type: Villa (Detached)	Area: 762 sq m	Garden
Pool	Orientation: South	Condition: Excellent
Pool: Private	Climate Control: Air Conditioning	Pre Installed A/C
Hot A/C	Cold A/C	Fireplace
U/F Heating	Covered Terrace	Private Terrace
Furniture: Fully Furnished	Kitchen: Fully Fitted	Garden: Private
Security: Gated Complex	Parking: Garage	Category: Luxury
Built Area : 762 sq m		

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