



## Detached Villa for sale in La Capellania, Benalmádena

975,000€

Reference: R5106979 Bedrooms: 3 Bathrooms: 3 Plot Size: 1,900m<sup>2</sup> Build Size: 330m<sup>2</sup>















## Costa del Sol, La Capellania

Exclusive Detached Villa with 330 m² Built Area (as per Cadastre), of which 177 m² correspond to the main residence, 89 m² to other uses, and 64 m² to sports/pool area. Distributed on a single floor, this home stands out for its functionality and comfort, ideal for families or individuals with reduced mobility. Built on a large 1,900 m² plot, featuring gardens and a variety of fruit trees. The property includes: 3 spacious bedrooms 3 bathrooms Semi-open kitchen with pantry Laundry room Large living-dining room with direct access to the garden Spacious basement The south-facing orientation ensures natural light throughout the day and a pleasant temperature all year round. Surrounded by fruit trees and gardens, the environment offers peace, privacy, and a connection with nature. Additionally, the property includes uncovered parking for up to 8 vehicles and a covered garage for 1 large car or 2 small ones. Equipped with a perimeter security camera system connected via fiber optic, automatic irrigation system, and an electric vehicle charging point. The property is fitted with a high-efficiency solar energy system consisting of: 14 solar panels of 450 W each (total power: 6,300 W) 1 Fronius brand three-phase inverter 1 bank of 4 lithium batteries, 54 Ah each Estimated annual production: 6,500 – 7,000 kWh





## **Features:**

Features Orientation Climate Control
Covered Terrace South Air Conditioning

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Private Terrace Fireplace
Storage Room
Ensuite Bathroom

Solarium WiFi

Double Glazing
Fitted Wardrobes

Utility Room Basement Fiber Optic

Access for people with reduced

mobility

ViewsConditionPoolGardenGoodPrivate

Pool

FurnitureKitchenGardenFully FurnishedFully FittedPrivateSecurityParkingUtilitiesAlarm SystemGarageElectricity

Private Drinkable Water

Covered Photovoltaic solar panels
More Than One Solar water heating

Category

Holiday Homes Distressed Luxury

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