



## MAISON MITOYENNE 4 CHAMBRES 3 BAINS

📍 La Mairena

REF# BM4577059 € 499500

CHAMBRES	BAINS	BUILT	TERRAIN	TERRACE
4	3	311 m <sup>2</sup>	62 m <sup>2</sup>	24 m <sup>2</sup>

Welcome to your future home in Monte Elviria, La Mairena – an exclusive opportunity you shouldn't miss! This impressive townhouse not only offers ample space for a large family but also a wealth of amenities and thoughtful details that make it a perfect abode.

Key features of the house:

Spacious layout: With a total of 4 bedrooms, including 3 bedrooms on one level with built-in wardrobes and a total of 3 fully equipped bathrooms, 2 of which are en-suite, this house provides abundant space for the whole family. Additionally, there are 2 guest toilets to maximize convenience.

Light-filled living-dining room: The living-dining room generously spans the floor, promising bright, open living spaces, perfect for social gatherings and relaxed evenings.

**Fully equipped kitchen:** The kitchen is not only functional but also stylishly designed and equipped with state-of-the-art appliances. Meal preparation becomes a pleasure here. A large utility room provides additional storage space for a washing machine and dryer.

**Dreamy terrace:** Enjoy sunny days and mild evenings on the spacious terrace. An ideal place to relax or entertain guests.

**Versatile basement:** The basement area offers space for creative use – whether as a bedroom, guest room, office, or cozy retreat.

**Double garage with electric gate:** Security and convenience are ensured by the spacious double garage with an electric gate.

**Outdoor area:** The small garden at the entrance invites you to linger and gives the house a charming atmosphere. The homeowners' association has decided in the last general meeting to paint the entire complex's exterior in white. The costs of these works are 100% covered – no additional costs for the buyer. The works are planned for 2024.

**Additional amenities:**

- LAN cable connection throughout the house for optimal networking.
- Air conditioning with heating and cooling functions for the ideal room climate.
- Storage room and utility room for washing machine and dryer.
- Built-in wardrobes offer practical storage space.
- Fiber-optic internet for fast and reliable connectivity.

**Location and surroundings:**

The property is located in a picturesque urbanization in Monte Elviria, La Mairena. The proximity to the German School Malaga and the private school Ecos makes this house particularly attractive for families with school-age children. The orientation of the house allows you to enjoy the sun throughout the day.

This property embodies the perfect blend of elegance, comfort, and functionality. Don't miss the opportunity to discover your new home – schedule a viewing today and let yourself be enchanted by this unique property!





