



# Semi-Detached House in Málaga Centro

Price € 1,312,700

Bedrooms 5

Bathrooms 5

Build Size 271 m<sup>2</sup>

Plot Size 556 m<sup>2</sup>

## SETTING

- ✓ Close To Sea
- ✓ Close To Town

## ORIENTATION

- ✓ South East

## CONDITION

- ✓ Good

## POOL

- ✓ Private

## CLIMATE CONTROL

- ✓ Air Conditioning
- ✓ Central Heating
- ✓ Fireplace

## VIEWS

- ✓ Sea
- ✓ Pool

## FEATURES

- ✓ Covered Terrace
- ✓ Fitted Wardrobes
- ✓ Storage Room
- ✓ Ensuite Bathroom

## FURNITURE

- ✓ Not Furnished

## GARDEN

- ✓ Private

## SECURITY

- ✓ 24 Hour Security

## PARKING

- ✓ More Than One
- ✓ Private

Positioned within the established hillside enclave of Gibralfaro, this semi detached villa presents a compelling opportunity to redefine a residence in one of Málaga's most prestigious settings. Defined by its panoramic sea views

and generous proportions, the property combines traditional Andalusian character with significant renovation potential, supported by a forward looking architectural proposal. With 271 square metres of built area on a 285 square metre plot, it offers both immediate appeal and long term vision.

The location balances privacy with immediate access to Málaga's coastal lifestyle. Known for its elevated position and open views across the sea, city, and surrounding mountains, Gibralfaro remains a highly regarded residential area with limited availability and a quiet, secure environment. The beach and historic centre are both within close reach, while the neighbourhood benefits from quality local amenities.

Externally, the villa is designed to maximise outdoor living throughout the year. A covered main terrace is complemented by additional exterior areas, creating multiple settings for relaxation and entertaining. The private pool enhances the overall lifestyle offering, while generous outdoor space and a two car garage add both convenience and functionality.

Internally, the layout is bright and practical, centred around a welcoming living room with a fireplace. Pre installed ducted air conditioning and heating ensure comfort across all seasons. Additional features such as a wine cellar, storage room, and water cistern combine traditional elements with modern usability.

The property comprises five bedrooms and four bathrooms, along with a dedicated home office that benefits from elevated sea views, offering a natural balance between daily living and workspace. Architectural plans are already in place to reimagine key areas including the kitchen, dining space, and living zones, allowing for a coherent transformation aligned with contemporary standards.

Christie's Insight:

From our expert Mónica Gruber, the value of this property lies in its combination of location, scale, and adaptability. The existing structure, together with the proposed architectural vision, creates an opportunity to deliver a highly personalised residence while securing a strong long term position within Málaga's residential market.

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# GALLERY







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