





# Detached Villa in La Capellania

Price € 850,000

Bedrooms	3
Bathrooms	3
Build Size	192 m <sup>2</sup>
Terrace	185 m <sup>2</sup>
Plot Size	377 m <sup>2</sup>

## SETTING

- ✓ Close To Golf
- ✓ Close To Shops
- ✓ Close To Town
- ✓ Close To Schools

## ORIENTATION

- ✓ South

## CONDITION

- ✓ Excellent

## POOL

- ✓ Private
- ✓ Heated

## CLIMATE CONTROL

- ✓ Air Conditioning

## VIEWS

- ✓ Sea
- ✓ Garden
- ✓ Pool
- ✓ Urban

## FEATURES

- ✓ Covered Terrace
- ✓ Fitted Wardrobes
- ✓ Near Transport
- ✓ Private Terrace
- ✓ WiFi
- ✓ Barbeque
- ✓ Double Glazing

## FURNITURE

- ✓ Fully Furnished

## GARDEN

- ✓ Private

## SECURITY

- ✓ Electric Blinds
- ✓ Alarm System

## PARKING

- ✓ More Than One
- ✓ Private

---

Detached villa with great potential, set on a 1,036 m<sup>2</sup> plot with a private garden and a large 12 x 6 m swimming pool, located in the prestigious La Capellanía - El Higuérón urbanisation.

The property is distributed over two levels. The main floor offers 126 m<sup>2</sup> built area + 15 m<sup>2</sup> terrace + 9 m<sup>2</sup> laundry room. It features an independent kitchen, a spacious and bright living room with fireplace and access to a pleasant east-south-west facing terrace, as well as 3 bedrooms and 2 bathrooms.

The lower floor, currently open-plan and covered with approximately 150 m<sup>2</sup>, offers multiple possibilities for layout and customisation according to the future owner's needs.

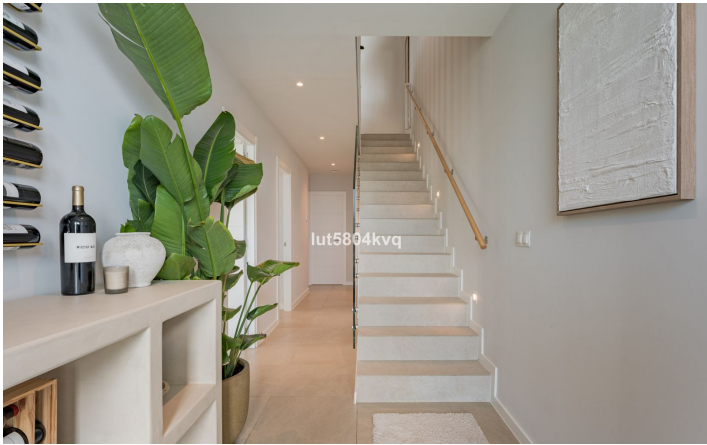
With renovation and updating, this property could become a magnificent modern villa with open spaces and abundant natural light. The renovation projections presented in this listing have been created to help visualise the transformation potential of the property.

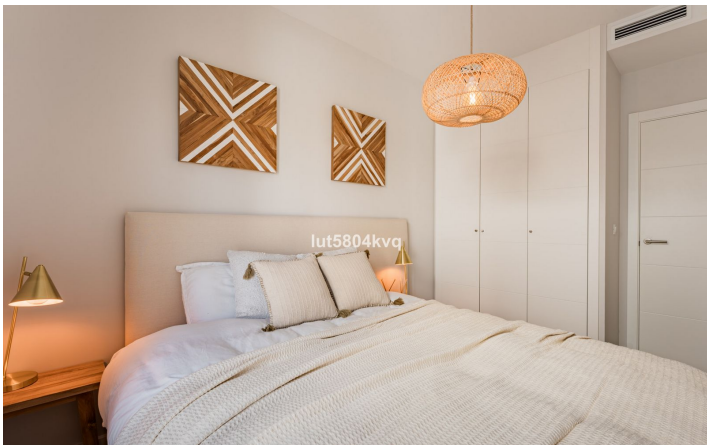
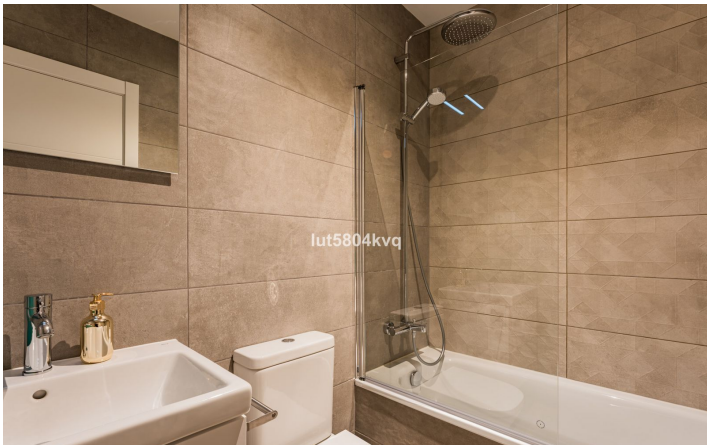
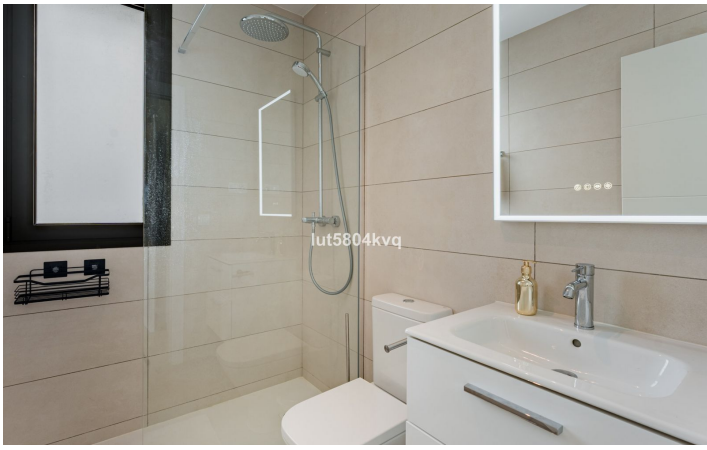
Located in a quiet and sought-after residential area, with quick access to the motorway and only a few minutes from beaches, shops, and restaurants.

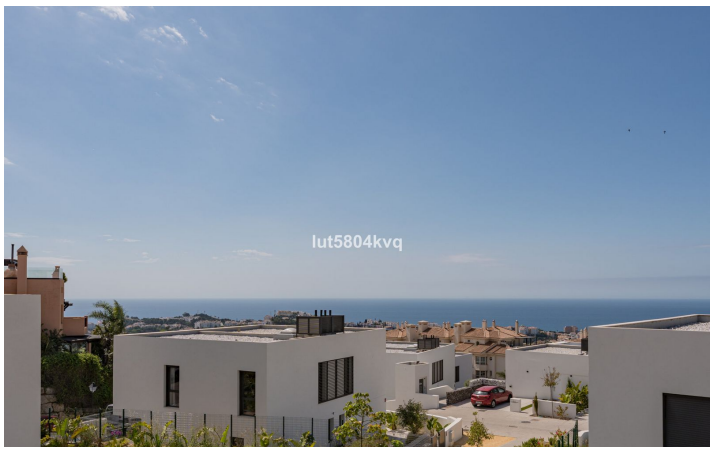
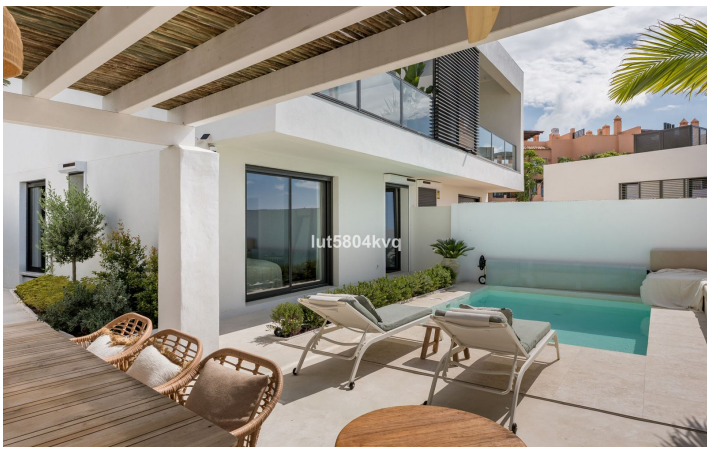
Contact me for more information or to arrange a viewing.

[View Property Online](#)

# GALLERY







Vivi Real Estate | Calle Almendralejo de Jarales 5 Mijas Costa, 29640

Tel: +34 672 816 975

Email: [sales@vivi-realestate.com](mailto:sales@vivi-realestate.com) | Web: [www.vivi-realestate.com](http://www.vivi-realestate.com)