



**Property type :** Detached Villa

**Location :** El Palo

**Bedrooms :** 4

**Bathrooms :** 4

**Swimming pool :** No

**Orientation :** South

**Views :** Sea views

**Parking :** Closed Garage

**House area :**

373 m<sup>2</sup>

✓ Walking distance beach

Wonderful house located on the beachfront, with sea views and direct access to the traditional promenade.

This property offers us the opportunity to live in the tranquility of a typical and picturesque neighborhood such as El Palo and, at the same time, be a few minutes from the center of Malaga.

Upon entering the property, we will find a very bright hall, thanks to its triple-height ceiling. From there, it will lead us to the spacious living room, which has a dining and rest area with sea views; as well as the generously sized kitchen, the garage and the toilet.

The large core of stairs stands out for the abundant entry of natural light, through glazed walls and a skylight, which give it a unique style.

If we go to the basement, it has a large multipurpose space and a room or office -both with ventilation and natural light- and two storage rooms.

Accessing the first floor, we find the main room; which has a dressing room, en-suite bathroom and - as if that were not enough - a private balcony to enjoy the wonderful views. Continuing on the same level, we have two bedrooms, both with a built-in wardrobe, large windows and access to a balcony. Also a second full bathroom with a bathtub.

On the second floor, the property has: a games, music or reading room and bar; a spacious laundry room with natural ventilation, and finally, there is a large terrace with unbeatable views of the sea, equipped with a barbecue and toilet. A dream space, where you can share pleasant moments with family and friends.

In compliance with the decree of the Junta de Andalucía 218-2005 of October 11, clients are informed that notary, registration and I. T. P. expenses are not included in the price. We remind you that as a consumer you have the right to be informed and delivered the corresponding informative documentation, as the case may be, based on the provisions of Decree 218/05 of October 11 that regulates the Regulation of Consumer Information in the purchase -sale and rental of homes in Andalusia.

The information provided in this announcement is indicative, is not binding and has no contractual validity.  
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