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■■■■■ ■ Málaga Este

■■■■■■■■■: R3916339

■■■■■■■■: 10

■■■■■■■: 4

M²: 445

■■■■■: 1 700 000 €

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[redacted]:Let us introduce you to this beautiful villa, which is a small Palace in the lower part of Pedregalejo, Malaga Este, remarkably close to the beautiful beaches of this area. The house was built in 1946 on the remains of an older building dating more than 100 years back and has been completely refurbished a few years ago by renowned architects and designers from Marbella. The palace has a mix between luxurious, modern, and historical. The materials of the house have been selected to create a luxurious and wonderfully comfortable environment and to create a sense of "luxury hotel" throughout the house such as the Italian solid parquet flooring, thick stone walls, dark wood solid oak flooring, veravent gunmetal etc. The colours of the furniture and the material are being used consistently in the house, dark wood, different types of white and grey. This Palace is a piece of art. The villa has the latest technology. The water, as well as the underfloor heating, is heated by aerothermal energy which is a new renewable energy technology. The house has central air conditioning with hidden ceiling vent in every room of the house. There is underfloor heating throughout the house and a beautiful fireplace in the living room. The alarm is controlled with an app and has video cameras. The villa is distributed over three floors. The ground floor has, a spacious master bedroom, two guest bedrooms with built-in wardrobes (one has direct access to a terrace) and a large bathroom with a shower. Further, there´s a small TV-room, a perfect room for the teenagers. On this floor there is also a storage room, laundry room (where a tube for dirty laundry running from the Master Suite two stories above emerge in a hidden locker) and an ironing room, all appliances with the German high quality Miele brand (washing machine and tumble dryer). There is also internal access to a garage for two cars. On the plot there is a beautiful garden with several trees and flowers, such as a exclusive "cica revoluta" (japanese sago palm), a completely renovated terrace and pool (which can be extended two more meters), barbecue, a shadowed porch and a driveway with space for several cars and the fan units of the house. The garden has an automatic irrigation system. The first floor has a beautiful and open large living room with high ceilings and luxury furniture, which brings a feeling of being in a real palace. The living room is connected to the Italian design kitchen with a kitchen island, which is fully equipped with appliances from the German high quality Miele brand such as induction top, oven, fridge, freezer, microwave, and dishwasher. The kitchen also has hidden electrical outlets and LED-lite cupboards. Behind a sliding door there is access to a walk-in-pantry where you can keep toaster, blender, microwave etc. The large dining room has seating for about twelve people. There is a room connected to the living room where you can watch the built-in television hidden behind sliding doors, where you can find a Samsung television with Apple TV. The living room and kitchen have direct access to a beautiful large terrace with sun almost all day with views of the garden, the pool and the church tower of the neighbouring Corpus Christi Church. This terrace is connected directly to the garden by marble stairs. On this floor is the main entrance of the house and the stairs that connect all the floors of the house. There is also a double bedroom, a children's room with a bunk bed (that easily can be turned in to a en suite bathroom), an office, and a bathroom with a shower. The second floor has a small living room, a huge and beautiful master bedroom with its own, spacious walk-in closet, en-suite bathroom with two sinks, bidet, shower and bathtub. On this floor there are three guest bedrooms with their built-in wardrobes and one of them has its own terrace with views. This palace also has a tourist license. Pedregalejo in Malaga is one of the most exclusive and attractive areas of Malaga. Pedregalejo is within walking distance of almost everything, like food markets, hospitals, shops, and many of Malaga's private schools. "Pedregalejo beach" is the most visited promenade in the city of Malaga. Here you can enjoy, among other things, traditional fish restaurants and modern bars while gazing at the horizon. It is decided that they are going to reform the Pedregalejo promenade and give it a more luxurious touch. Pedregalejo is the place to invest now and has a bright future! Do not miss the opportunity to acquire this precious Palace in this fantastic city of Malaga!

[redacted]:

None, [redacted], [redacted], [redacted] [redacted], None, [redacted] [redacted], [redacted] [redacted], [redacted] [redacted], [redacted]