



## Villa for sale in C3mpeta

475,000 €

Reference: R4973671 Bedrooms: 4 Bathrooms: 3 Plot Size: 5,044m<sup>2</sup> Build Size: 232m<sup>2</sup>







## Axarquía, Cómpea

Beautiful country villa with independent guest flat, south-facing, located a short drive from the village of Cómpea.

Built to a high standard. The main villa occupies the top floor, with three bedrooms and a family bathroom (with an en-suite in the master bedroom) and. The open-plan living and dining room with an archway leading to the fully fitted kitchen with utility room also has the benefit of French doors opening onto a sitting and dining room with a wood-covered terrace, this has a summer kitchen with BBQ and access to the pool and sun terraces. To complete the accommodation on the lower level, there is a flat with a double and a single bed, a shower room, a fitted kitchen and a living and dining area with fireplace.

The villa is presented in excellent condition, with a total constructed area of 232m<sup>2</sup>, and has many advantages, including double-glazed windows with mosquito nets, air conditioning and heating and ceiling fans. All bedrooms in the main villa have fitted wardrobes with extra storage space above, and the bathrooms have heated towel rails and wall heaters.

The villa is energy efficient with a 4.6kw solar grid connection for the pool, villa and flat. In addition, the pool has a heat pump and there is solar hot water for the main house and pool.

Tucked among lush Mediterranean vegetation, this beautiful villa offers complete privacy and carefree outdoor living on a low-maintenance plot. Through the gracefully paved driveway, enclosed by a gate, you reach the villa and carport - a stylish entrance that immediately gives a sense of exclusivity.

Located less than 10 minutes from lively and picturesque Cómpea, enjoy the tranquillity of the Andalusian countryside here with all amenities at your fingertips. Stroll through the charming streets, discover the cosy tapas bars and enjoy the authentic atmosphere of this beloved village. The beaches of the Costa del Sol are just 14 km away, while Málaga and the international airport can be reached within an hour - perfect for both permanent residence and second home.

This move-in ready villa is being sold fully furnished and equipped. With a spacious and bright layout, it is an ideal family home or a dream home for those looking for an idyllic spot under the Spanish sun. Don't miss this opportunity to live in one of the most sought-after locations in Andalusia!



## Features:

### Features

Covered Terrace  
Private Terrace  
Satellite TV  
Storage Room  
Double Glazing  
Fitted Wardrobes  
WiFi  
Guest House  
Barbeque  
Guest Apartment

Basement

### Views

Mountain  
Panoramic  
Country  
Garden

Pool

### Pool

Heated  
Private

### Garden

Private

### Utilities

Electricity  
Drinkable Water  
Solar water heating  
Photovoltaic solar panels

### Orientation

South

### Setting

Country

### Furniture

Fully Furnished

### Security

Gated Complex

### Category

Resale

### Climate Control

Air Conditioning  
Cold A/C  
Hot A/C  
Fireplace  
Central Heating

### Condition

Excellent

### Kitchen

Fully Fitted

### Parking

Private  
Covered