



## Semi-Detached House for sale in Velez-Málaga

425,000 - 475,000€

Reference: R4773817 Bedrooms: 4 Bathrooms: 3 Plot Size: 309m<sup>2</sup> Build Size: 150m<sup>2</sup>















## Costa del Sol East, Valle-Niza

New promotion of 4 semi-detached single-family houses located in the Niza Beach urbanisation, Valle-Niza, Torre del Mar. Thanks to a good connection to the A7 motorway, Málaga City is 30 minutes and 35 minutes from Málaga airport. These designer homes were designed by architect Javier Gámez, featuring well-studied divisions, flat roofs, corners with sloping walls, double-height living rooms and large windows. An unusual and avant-garde design that sets them apart from the rest. The properties are located in a cul-de-sac, ideal for more privacy, is 750 metres from the beach, facing the sea, south-west. Plots of 309m², 330m², 412m² and 360m². Built-up areas of the houses are all 150m². The houses are built in stages, adapted to the sloping slope of the site, maximising sea views. Street level: Uncovered carport and covered garage of 30m². Level -1: Main house with double-height living room, American kitchen, 2 bedrooms and 2 bathrooms. Level -2: 2 additional rooms, with natural light and ventilation, and a bathroom. Access both from the house and the garden. Rest of plot: Solarium and 30m² swimming pool, private gardens. The houses have a pergola interior patio connecting all their levels. Energy class C Start of works scheduled for September 2024. Completion scheduled for September 2025. Prices: House 1: 425.000€ Houses 2 and 3: 450.000€ House 4: 475.000€





## **Features:**

FeaturesOrientationClimate ControlPrivate TerraceSouth WestAir Conditioning

Satellite TV

Ensuite Bathroom Double Glazing Fitted Wardrobes

WiFi

Fiber Optic

ViewsSettingConditionSeaClose To GolfExcellent

Close To Port New Construction

Covered

Urbanisation
Close To Shops
Close To Schools
Close To Sea
Close To Town

PoolFurnitureKitchenPrivateNot FurnishedFully FittedGardenSecurityParkingPrivateGated ComplexGarageEasy MaintenanceOpen

UtilitiesCategoryElectricityHoliday HomesDrinkable WaterInvestment

Photovoltaic solar panels Luxury

Contemporary New Development

Off Plan