



# Detached Villa for sale in Riviera del Sol, Mijas

1,695,000 €

Reference: R5311582 Bedrooms: 5 Bathrooms: 6 Plot Size: 514m<sup>2</sup> Build Size: 357m<sup>2</sup> Terrace: 155m<sup>2</sup>





## Costa del Sol, Riviera del Sol

Completed in 2021, this beautifully presented 5 bedroom, 5.5 bathroom contemporary villa sits within a secure gated community in lower Riviera del Sol, just 1.2 km (15 minutes walk) from the beach, shops, and restaurants of Riviera and neighbouring Calahonda. Part of an exclusive development of just 12 villas, the property enjoys impressive sea and golf views in a peaceful yet highly convenient location.

With 357m<sup>2</sup> of build arranged over three levels, all connected by both LIFT and staircase, the south-facing design makes the most of natural light throughout the day. Upon entering the property is a spacious open-plan lounge and fully equipped modern kitchen with island/breakfast bar, both with sea views and overlooking the generous 114m<sup>2</sup> outdoor terrace and private 32 m<sup>2</sup> heated saltwater private swimming pool. Also on this level are two bright and generously sized bedrooms with ensuite bathrooms and fitted wardrobes, a guest toilet, and useful storage closet.

Upstairs, on the first floor, the landing is currently set up as a home office and leads out to a large 41 m<sup>2</sup> terrace. Two further en-suite bedrooms are located on this floor, including the master suite, which enjoys particularly striking sea and golf views, a walk-in closet, and direct access to the terrace. The master bathroom features both a bathtub and separate shower.

The lower basement level adds exceptional versatility, offering another spacious and bright double bedroom with fitted wardrobes, a separate large bathroom with walk-in shower, an expansive closet / storage area, laundry room, machine room, gym space, and a double garage with room for two vehicles.

High ceilings and large heat-resistant windows enhance the sense of space and light, creating an easy flow between indoor and outdoor living. The 8 x 4m heated saltwater swimming pool includes a counter-current system, and the terrace also features 2 large electric awnings, an outdoor shower and a small green area with a lemon tree. The plot measures 514m<sup>2</sup>.

All five bedrooms are exterior with ample fitted wardrobes, four benefit from electric curtains, and every bathroom has underfloor heating. The villa is equipped with Airzone air conditioning, a 1,000-litre water reserve, water treatment system, UV-resistant security glass, solar panels, alarm system, safe, high-quality porcelain flooring throughout, gas barbecue, and video entry system.

The current owners have styled the home with care, creating a contemporary space that feels both refined and welcoming. It works equally well as a full-time residence, a sophisticated holiday home, or a strong rental investment. All furnishings are optional.

Riviera del Sol sits on the Costa del Sol in Southern Spain midway between Marbella and Fuengirola. It is situated only a few minutes from the AP7 motorway access and the A7 national coastal road (formerly the N-340), allowing easy access to Malaga airport in 25 minutes and Marbella in 15 minutes. A 5-minute drive brings you to the centre of La Cala de Mijas, known for its charming village atmosphere, stunning beaches, and lively dining and shopping scene. Riviera del Sol is a mixed residential and holiday area offering all the facilities and services needed to enjoy daily life in comfort.



## Features:

### Features

Lift  
Near Transport  
Private Terrace  
Storage Room  
Ensuite Bathroom  
Double Glazing  
Fitted Wardrobes  
WiFi  
Gym  
Utility Room  
Domotics  
Near Church  
Basement  
Fiber Optic

### Views

Sea Views  
Panoramic  
Pool  
Golf  
Urban  
Street

### Pool

Heated  
Private Pool

### Garden

Private Garden  
Easy Maintenance

### Utilities

Electricity  
Drinkable Water  
Photovoltaic solar panels  
Solar water heating

### CO2 Emission Rating

B

### Orientation

South  
South West

### Setting

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

### Furniture

Optional

### Security

Gated Complex  
Alarm System  
Entry Phone

### Category

Holiday Homes  
Investment  
Luxury  
Resale  
Contemporary

### Climate Control

Air Conditioning  
Cold A/C  
Hot A/C  
U/F/H Bathrooms

### Condition

Excellent

### Kitchen

Fully Fitted  
Kitchen-Lounge

### Parking

Garage  
Private  
Covered  
More Than One

### Energy Rating

C