

## TOWNHOUSE 3 BEDROOMS 3 BATHROOMS IN LA MAIRENA

📍 La Mairena

REF# R5346583 €564,000

BEDS

3

BATHS

3

BUILT

275 m<sup>2</sup>

Apartment | Fully Renovated in 2025 | 3 Bedrooms • 3 Bathrooms • 150 m<sup>2</sup> Interior • 125 m<sup>2</sup> Exterior • Sunset Views

We present this stunning luxury apartment, fully renovated in 2025, offering an exceptional combination of contemporary design, high-end materials, and an outstanding outdoor lifestyle. Located in a secure, and highly sought-after residential area, this property is the perfect retreat for those seeking comfort, elegance, and privacy.

### Interior Highlights

- Fully refurbished in 2025 with top-quality finishes and installations. Spacious entrance hall of 15 m<sup>2</sup>.
- 3 generous bedrooms and 3 designer bathrooms, all completely renovated.
- Two en-suite bedrooms, both very spacious and offering maximum privacy, with independent access through a private hallway.

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- ? ?Separate office, ideal for remote working or as a creative space, or even an additional bedroom, with a guest bathroom accessible from the living room.
- ? ?Large open-plan living room of over 50 m<sup>2</sup>, bright and airy, with seamless connection to the outdoor areas.
- ? ?Brand-new integrated kitchen, fully equipped with high-quality appliances, designed for modern living.
- ? ?Elegant marble flooring throughout the property.
- ? ?West-facing orientation, ensuring warm natural light and spectacular sunsets every day.

## Outdoor Living

- ? ?55 m<sup>2</sup> sun-drenched terrace, perfect for entertaining, al fresco dining, or relaxing.
- ? ?Private 70 m<sup>2</sup> garden arranged over two levels connected by stairs, ideal for creating different outdoor environments: chill-out area, barbecue, yoga space, etc.
- ? ?Two independent access points to the garden, one of which connects directly to the garage.

## Garage & Storage

- ? ?Private garage with direct access to the garden for added convenience.
- ? ?Spacious storage room within the garage, ideal for sports equipment, bicycles, luggage, and more.
- ? ?Completely unobstructed views of a protected National Park where no future construction is permitted, offering a unique sense of serenity and unforgettable sunsets.

## Additional Features

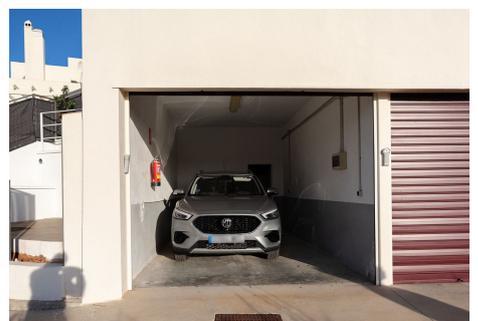
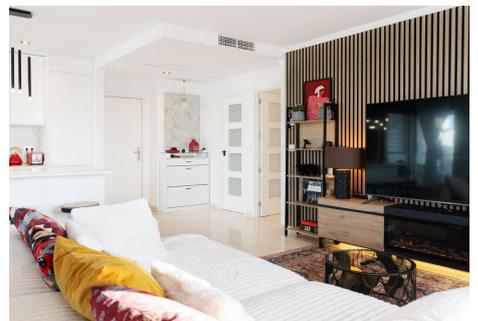
- ? ?Option to be sold fully furnished and tastefully decorated, ready to move in.
- ? ?Premium residential environment with security cameras and absolute tranquility.
- ? ?Move-in ready property, ideal as a primary residence, holiday home, or high-value investment. Very low community fees.

The development already has an approved project for the construction of a swimming pool, scheduled to be completed this year, which will further enhance the enjoyment of the property.

A unique opportunity to acquire a property that combines refined design, exceptional outdoor spaces, and a privileged natural setting

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