

Mijas Villa

€2,890,000

Ref: X21308



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1,516 m²



800 m²



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Consumption
G

Emissions
Applied for

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Property Purchase Expenses

Property price	€2,890,000 (£2,402,630)
Transfer tax 7%	€202,300 (£168,184)
Notary fees (approx)	€750 (£624)
Land registry fees (approx) ...	€750 (£624)
Legal fees (approx)	€1,500 (£1,247)

Standard form of payment

Reservation deposit	€3,000 (£2,494)
Remainder of deposit to 10%	€286,000 (£237,769)
Final Payment of 90% on completion	€2,601,000 (£2,162,367)

* Prices quoted in Pounds are illustrative and should only be used as a guide.

* Transfer tax is based on the sale value or the cadastral value whichever is the highest.

* Spanish Property Choice has made every effort to obtain the information regarding this listing from external sources deemed reliable. However, we cannot warrant the complete accuracy thereof subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice.

* Price valid until sold

* Conveyancing not included

* The DIA is available at our office according to the Decree 218/2005

Description

****Delivery Date: April 2025****

!!The villa is sold fully furnished, exactly as shown in the pictures. Additionally, if you reserve it in January, a high-end 100% electric car valued at €70,000 will be included!!

Discover the opportunity to live in an impressive, newly built villa with a minimalist and sophisticated design in the prestigious La Cala Golf Resort, Mijas Costa! This villa combines style, advanced technology, and eco-friendly design to offer maximum comfort and well-being.

****Main Property Features:****

-Build: 890,84m²

-Living area: 370m²

-Plot: 1519m²

- ****Ground Floor:****

- Fully equipped gym and sauna

- Secondary lounge and home cinema

- 3 bedrooms, 2 full bathrooms, and 1 guest toilet

- Large outdoor pool, terraces, and private garden

- ****First Floor:****

- Main entrance with outdoor gardens

- Kitchen, dining room, double-height living room, and guest toilet

- Additional pool and covered parking

- ****Second Floor:****

- Master bedroom with en-suite bathroom, walk-in closet, office, and private terrace

- Secondary bedroom with en-suite bathroom and additional terrace

- Hallway with access to the solarium

- ****Solarium:****

- Terrace with chill-out area and jacuzzi, perfect for relaxing while enjoying panoramic views.

****High-Quality Specifications and Finishes:****

- ****Energy Efficiency:**** Energy certification class A, Passivhaus system, and Green standard for sustainability.

- ****Smart Systems:**** Advanced home automation, 24-hour security, video surveillance, and video intercom.

- ****Sustainable Energy:**** Solar panels, underfloor heating, mechanical ventilation, and electric vehicle charging station.

- ****Healthy Pool:**** Water treatment system using ozone and hydrogen peroxide, with optional pool heating.

- ****Luxury Finishes:**** Large format PORCELANOSA flooring, high-performance aluminum exterior carpentry with triple glazing, and a kitchen equipped with high-efficiency appliances.

****Prime Location:****

Located just 15 minutes from La Cala de Mijas beaches and 20 minutes from Malaga Airport and Marbella. This villa offers stunning views of the golf course, mountains, and sea within an exclusive gated community.

****Payment Terms:****

- ****25%**** upon reservation

- ****75%**** upon signing the purchase agreement