



Welcome to your dream property in the upper part of Sitio de Calahonda, Mijas, Andalucia! If you are looking for breathtaking views, luxury amenities, and a peaceful atmosphere, then this "adosado" triplex is the perfect fit for you. As...

Welcome to your dream property in the upper part of Sitio de Calahonda, Mijas, Andalucia! If you are looking for breathtaking views, luxury amenities, and a peaceful atmosphere, then this "adosado" triplex is the perfect fit for you. As you enter the private, luxury urbanisation, you will be impressed by the stunning gardens with panoramic views that surround the 4 swimming pools and the children's playground. With an automatic entrance, you will feel safe and secure in this exclusive community. But the real showstopper is the property itself. With 158m<sup>2</sup> of construction, of which 149 are usable, this triplex boasts 2 double bedrooms, 2.5 bathrooms, making it the ideal space for a small family or a couple looking for some extra room. The living room is 23m<sup>2</sup> and opens onto a 23m<sup>2</sup> terrace, perfect for outdoor living and entertaining. But wait, there's more! The property also has a 5m<sup>2</sup> balcony that offers impressive views out to sea, where you can watch the sunrise and sunset from the comfort of your own home. The fully fitted kitchen and marble floored bathrooms add an extra touch of luxury to this already exquisite property. And last but not least, the garage and store room on the ground floor provide ample space for storage and parking, making your life easier and more comfortable. So what are you waiting for? Come and enjoy the good life in the upper part of Sitio de Calahonda, Mijas, Andalucia! Your dream property is just a click away. Don't miss out on this opportunity to live in this peaceful location - it's the best kind of location, after all. It's important to note that this fantastic property comes with a tenant who has two years remaining on their contract. This means that the property buyer has the option of either being an investor willing to respect the contract and continue renting the property, or someone who is willing to wait for two years before moving in. With such a desirable location and luxurious amenities, it's no surprise that this property has a tenant who values its features and benefits. This also presents a unique opportunity for the new owner to benefit from a guaranteed rental income while waiting to occupy the property. So if you're an investor looking for a great opportunity, or someone who can patiently wait to move into this dream property, then this is the perfect fit for you. Don't miss out on this chance to own a piece of paradise with a guaranteed tenant. In decree 2182005, of October 11, which approves the regulation of consumer information in the purchase, sale and lease of homes in Andalusia, the client is informed that the notary, registry, I.T.P. expenses, intermediation fees and / or Financial and other expenses inherent to the sale are not included in the price. Do not lose this opportunity! Call us without obligation. Don't miss out on this great opportunity, call us without any obligation

#### BASE INFORMATION:

Bedrooms : 2

Bathrooms : 2

#### CONVENIENCE:

**General Amenities:** Excellent,

**Community Amenities:** Garage,

**Interior Amenities:** Fully Fitted, Fully Furnished,

**Landscape Amenities:** Garden, South West, South, East,

#### MORE INFORMATION