



## Detached Villa for sale in Mijas Pueblo, Mijas

1,200,000 -  
1,400,000 €

Reference: R5009092   Bedrooms: 4   Bathrooms: 4   Plot Size: 812m<sup>2</sup> - 1,270m<sup>2</sup>   Build Size: 238m<sup>2</sup>   Terrace: 91m<sup>2</sup>





## Costa del Sol, Mijas Costa

Welcome to this development, an exciting new project of 27 contemporary new-build villas, all on one floor, featuring 4 bedrooms and 4.5 bathrooms, designed for modern living. Located just outside La Cala de Mijas, these homes offer the perfect blend of style, comfort, and convenience. **FIRST PHASE OF 12 VILLAS TO BE COMPLETED BY THE END OF SEPTEMBER 2026.** Elegantly designed with Mediterranean flair and great attention to detail, each villa is a private oasis in the vibrant Costa del Sol. Just 3 km from La Cala de Mijas, the homes are southwest-facing to ensure abundant natural light throughout the day. **WHY CHOOSE A SINGLE-STOREY VILLA?** Living in a bungalow-style home offers many benefits:

- Eco-friendly – Lower carbon footprint, less maintenance, and higher energy efficiency
- Greater safety – No stairs, reducing fall risks; ideal for all ages, especially seniors
- Solid investment – High market demand and excellent resale value
- Improved accessibility – Perfect for families, retirees, and people with reduced mobility
- More privacy – No upstairs neighbours
- Efficient use of space – Open, bright areas with plenty of natural light
- Customizable design – Tailor layout and finishes to your taste

**SPACIOUS LAYOUT & PREMIUM FEATURES** Set on generous plots ranging from 812 m<sup>2</sup> to 1,270 m<sup>2</sup>, each villa offers 201 m<sup>2</sup> of beautifully designed usable living space:

- Elegant entrance hall
- Spacious and bright open-plan living area – Featuring a fireplace and large windows that seamlessly connect indoor and outdoor spaces, flooding the interior with natural light.
- High-end modern kitchen – Equipped with premium appliances and a hidden pantry
- Four double bedrooms – All with fitted wardrobes and en-suite bathrooms
- Interior garden with a stunning decorative waterfall
- Guest toilet
- Private garage for two vehicles – With direct access to the home, plus additional parking on the plot for two more cars. Includes a 6 m<sup>2</sup> storage room, with the option to convert it into extra living space

**THE BEST OUTDOOR LIVING EXPERIENCE** The villas are designed to fully enjoy the Mediterranean lifestyle, with outdoor areas perfect for relaxing or entertaining:

- Heated saltwater infinity pool (8x4 meters)
- 91 m<sup>2</sup> terrace – With a 45m<sup>2</sup> covered area to provide shade on hot days.
- 18 m<sup>2</sup> covered BBQ pavilion with louvered roof and retractable sides – Equipped with a gas BBQ, sink, dishwasher, fridge, water generator, beer tap, coffee machine, icemaker, table, chairs and 75" TV
- Low-maintenance tropical garden – Featuring high-quality artificial grass, tropical plants, and palm trees

**CUTTING-EDGE FEATURES** Each villa includes top-quality materials and the latest technology:

- Premium stone flooring
- Video intercom system
- Solar panels for energy efficiency
- Double-glazed safety windows with UV protection
- Zoned hot/cold air conditioning (Airzone system)
- 1,000-liter water tank
- Reverse osmosis water filtration system
- Smart home automation system
- Integrated sound system - indoor & outdoor
- Water-saving shower in master bathroom
- Electric vehicle charging station
- Underfloor heating in bathrooms
- Electric blinds

**SAFE PRIVILEGED LOCATION WITH GREAT GROWTH POTENTIAL** The development is located in one of the fastest-growing areas of Málaga, with excellent road infrastructure and major investments in new projects that will further increase the area's value. Just a five-minute drive from the centre of La Cala de Mijas, known for its welcoming atmosphere, beautiful beaches, and lively mix of restaurants and shops. The area has great connectivity via the AP7 toll highway and the A7 coastal road, providing quick access to top Costa del Sol destinations like Málaga, Marbella, Puerto Banús, and Málaga Airport. Unbeatable accessibility:

- Fuengirola – 10 minutes
- Benalmádena – 20 minutes
- Torremolinos – 30 minutes
- Marbella – 20 minutes
- Puerto Banús – 25 minutes
- Málaga International Airport – 30 minutes
- Málaga City Center – 45 minutes

Perfect for day trips:

- Gibraltar – 1.5 hours
- Seville – 2.5 hours
- Granada – 2 hours
- Sierra Nevada ski resort – 2 hours



## Features:

Features	Orientation	Climate Control
Covered Terrace	South West	Cold A/C
Near Transport		Hot A/C
Private Terrace		Fireplace
Storage Room		U/F/H Bathrooms
Ensuite Bathroom		
Double Glazing		
Fitted Wardrobes		
Barbeque		
Fiber Optic		
Access for people with reduced mobility		
Domotics		
Views	Setting	Condition
Mountain	Close To Golf	New Construction
Country	Close To Sea	
Garden	Close To Shops	
Pool	Close To Schools	
Pool	Furniture	Kitchen
Heated	Not Furnished	Fully Fitted
Private		Kitchen-Lounge
Garden	Security	Parking
Private	Electric Blinds	Garage
Easy Maintenance	Entry Phone	Private
	Safe	More Than One
		Covered
		Open
Utilities	Category	
Electricity	Investment	
Drinkable Water	Luxury	
Photovoltaic solar panels	Contemporary	
Gas	Off Plan	
Solar water heating		