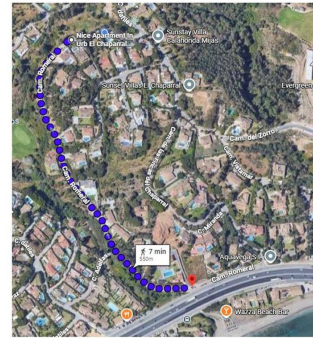




A seven minute walk to the beach on a quiet one way lane, through a tunnel under the A7.

The beach is a quiet little cove where the locals meet up at Wazza Beach Bar for a morning coffee, lunch or cocktails. Live music every Friday during the opening months of April to October.

Join the Community Social Group for a calendar of beach events including padel, board games and volleyball.

Or head to the award winning Pizza restaurant or Argentinian Steakhouse.

The rest of the year just take your blanket and a picnic!



4 Bedrooms House in Mijas Costa

Mijas Costa

R5487760 – 975.000 €



4



3



318 m²



1074 m²

EL CHAPARRAL VILLA IN NEED OF MODERNIZATION

3 Bedrooms

2 bathrooms

Cloakroom

Lounge Dining Room

Kitchen

Study

Guest Apartment with separate bedroom, bathroom, kitchen dining, covered terrace. The study is also used as a lounge area for the apartment.

Garage

A fantastic refurbishment opportunity just a seven minute walk to the best beach in La Cala de Mijas. Modernise the whole villa or embellish its old world charm. There are also layout possibilities to create more bedrooms and bathrooms or a sumptuous Master Suite from the existing M2.

Situated on a quiet one way road in the genuine, original El Chaparral urbanization is an opportunity to put your own stamp on a very well built villa.

The villa was built to British specifications in 1998 cavity walls, cool in Summer and warm in Winter. It is in very good structural condition with no damp issues, it just needs some updating but is perfectly liveable.

The owner has a Tourist License in place and has been successfully renting a self-contained apartment for many years. The apartment can easily form part of the main house and convert to an additional bedroom as shown in some alternative floor plans attached.

The established garden has an abundance of plants, shrubs and trees including fig, pomegranate, apple, pear, apricot, lemons and an impressive grape vine draped over the pergola to the side of the house. It is in need of some attention but the bones are there.

Although North West facing the garden and pool has sun all day and there are sunny spots to sit at any time of the day including plentiful shaded areas for the height of summer.

The current layout is split as follows:

Road Level Entry

Electric gates and a side gate open onto a parking area with a covered pergola next to the garage. The garage also has an electric gate which needs some attention. Off the garage is a store/workshop area. Steps lead up to the villa. The pool and front garden is situated between the two.

The pool has an electric cover which still functions.

Ground Floor

A large covered terrace area runs the entire length of the house.

The open plan lounge and dining room open onto the covered terrace with sliding doors and windows. There is air-conditioning and an open log fire with a chimney flue that backs onto the kitchen keeping all areas warm in winter.

The dining area leads to the kitchen which is fully functional albeit a little dated. At the back of the kitchen is a covered porch and open terrace which gets morning sun through to the late afternoon.

Bedrooms

All the bedrooms are of a generous size. The master bedroom is located directly off the lounge. It has a bank of wardrobes with louvred doors along the entire length and an ensuite bathroom with separate bath and shower. If preferred it could easily and inexpensively be altered to come off the hall which accesses the other two bedrooms and guest bathroom

The inner hall has a store cupboard and doors leading to two other generous bedrooms with built-in

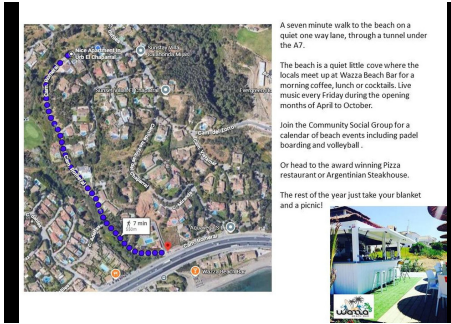
wardrobes and a guest bathroom. The guest bathroom has a shower and separate bath. In addition there is a door to the study and a guest cloakroom which currently form part of the guest apartment.

Guest Apartment

This second floor addition made by the current owner, originally intended as a rooms for visiting friends and family but more recently used as an independent apartment. Access is via sliding doors from the rear of the villa with a side access coming up from the parking area.

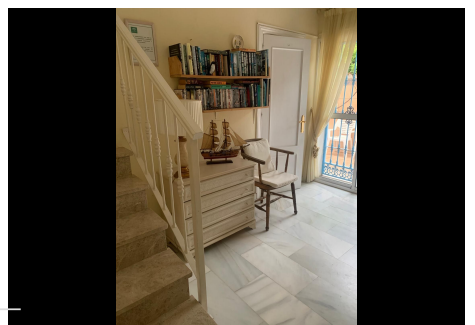
There is a kitchenette, huge bedroom with plentiful wardrobe space, a generous bathroom with bath and shower. There is also a covered terrace which has been enclosed with glass curtains.

As shown in the additional floor plans this area could make a fabulous Master Suite or be converted into two bedrooms with ensuite bathrooms.



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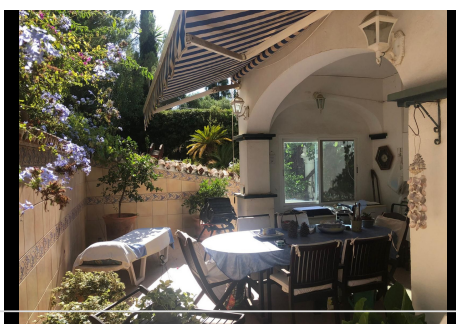
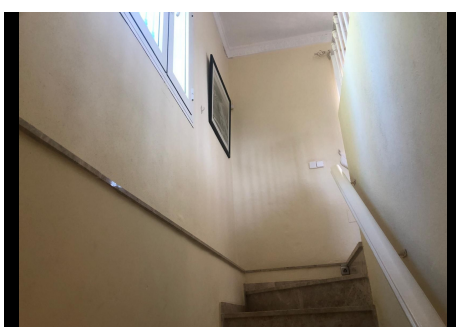
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