



## Bungalow in Colmenar

Colmenar

**€ 436.000**

	Estate type:	<b>house</b>		Area:	<b>140 m<sup>2</sup></b>
	Terrace:	<b>50 m<sup>2</sup></b>		Number of bathrooms:	<b>2</b>
	Number of bedrooms:	<b>3</b>		Garage:	<b>Yes</b>
	Pool:	<b>Yes</b>		Plot:	<b>5436 m<sup>2</sup></b>
	Air conditioning:	<b>No</b>		Television:	<b>No</b>
	Close to golf courses:	<b>No</b>		Wi-Fi:	<b>Yes</b>

Priced at €436,000, this charming single-storey detached villa with a private swimming pool, outdoor kitchen and panoramic views towards La Maroma is located near Colmenar in the Axarquía region. Set in a peaceful green environment with good access, the property enjoys breathtaking open views across the surrounding countryside and the Axarquía valley, creating a setting where the scenery truly never gets old.

Life at this villa is centred around outdoor living. The property features a private swimming pool with a spacious sun terrace, as well as a recently built covered terrace that includes a comfortable lounge area and an outdoor kitchen, making it ideal for long summer evenings spent with family and friends.

Inside, the villa offers warm Andalusian character, with terracotta floors and elegant arches combined with a spacious open-plan layout that connects seamlessly to the terrace and pool area. The living space includes an open kitchen with breakfast bar and a large, inviting living area designed for both comfort and practicality.

The home offers three bedrooms plus a versatile fourth room that can be used as a home office, hobby room or additional bedroom, along with two bathrooms. Comfort is ensured throughout the year with built-in ducted air conditioning for hot and cold settings, as well as a wood-burning stove for cooler evenings.

Additional features include a large newly built storage room, an electric entrance gate and private parking for approximately three vehicles. A private 15,000-litre water well adds an important feature, offering security and peace of mind. The fully fenced plot makes the property ideal for pets and includes several fruit trees. The villa enjoys a south-west orientation, allowing for beautiful afternoon and evening sun, and benefits from a water deposit of approximately 12,000 litres with the option to purchase water.

The property is also well suited for permanent living and families, with a school bus stopping directly at the villa and schools located in Colmenar. By car, Colmenar is approximately 12 minutes away, Comares 19 minutes, and both Málaga Airport and Vélez-Málaga can be reached in around 45 minutes.

Location: <https://maps.app.goo.gl/Egj1pnjCzYStvw979>



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