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MÁLAGA

■■■■■■■■■■■■ ■ Málaga

985 000 €

■■■■■■■■■ R5541898

6	3	170 m²	8 m²
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Located in one of Málaga's most prestigious and peaceful addresses, this stately residence measuring 170 m² built offers a truly exceptional opportunity. Situated in the heart of El Limonar—a high-end residential neighborhood renowned for its quality of life—this property combines classic elegance, extraordinarily spacious rooms, and an enviable location just steps from the beach and a pleasant 15-to-20-minute walk from the historic city center. Upon crossing the main entrance, you are welcomed by a generous entrance hall featuring a wide and functional layout, perfect for custom built-in wardrobes to comfortably store coats, footwear, and daily accessories. The home stands out for its versatility, boasting a practical double entry: the main entrance and a separate access through the kitchen area. This floor plan offers magnificent flexibility, even allowing for the design of an independent guest apartment or staff quarters with complete privacy. The day area hosts a spacious and bright living room with direct access to a pleasant private terrace of approximately 8 m²—the ideal spot to enjoy the Costa del Sol's privileged climate. The large, separate kitchen provides ample room for a daily dining table for four people. For those dreaming of a more modern architectural concept, there is the option to integrate the room adjacent to the living room to design an impressive open-plan living room with an integrated American-style kitchen. In the sleeping area, you will find a total of 6 bedrooms and 3 full bathrooms. All rooms stand out for their generous dimensions and, with the exception of one, feature large street-facing windows that guarantee fantastic natural light throughout the day. Although the property is in good overall condition, it presents a formidable blank canvas to carry out a modern update and create a tailor-made luxury residence in an unbeatable setting. To ensure maximum everyday convenience, the property includes two private parking spaces in the same building and a handy storage room. Its location is simply unbeatable: surrounded by well-known schools, pharmacies, supermarkets, and a varied dining scene, in addition to excellent public transport links ■right ■outside ■the ■door. A ■true ■real ■estate ■gem ■with unlimited ■potential ■in the ■city's ■most exclusive ■district; ■a ■must-see ■for those seeking ■space, ■location, ■and ■distinction ■in ■Málaga.

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