

Torrox Villa

€1,200,000

Ref: X22177



3



2



1,205 m²



269 m²



✓



Consumption
G

Emissions
Applied for

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Property Purchase Expenses

Property price	€1,200,000 (£1,039,080)
Transfer tax 7%	€84,000 (£72,736)
Notary fees (approx)	€750 (£649)
Land registry fees (approx) ...	€750 (£649)
Legal fees (approx)	€1,500 (£1,299)

Standard form of payment

Reservation deposit	€3,000 (£2,598)
Remainder of deposit to 10%	€117,000 (£101,310)
Final Payment of 90% on completion	€1,080,000 (£935,172)

* Prices quoted in Pounds are illustrative and should only be used as a guide.

* Transfer tax is based on the sale value or the cadastral value whichever is the highest.

* Spanish Property Choice has made every effort to obtain the information regarding this listing from external sources deemed reliable. However, we cannot warrant the complete accuracy thereof subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice.

* Price valid until sold

* Conveyancing not included

* The DIA is available at our office according to the Decree 218/2005

Description

This luxurious Mediterranean villa in Torrox, Málaga, is spread across two floors and offers breathtaking sea views. The property is designed with sustainability in mind and is a true zero-energy home, maintaining a comfortable temperature year-round thanks to its high-quality insulation and comfort ventilation system. Solar panels further enhance its energy efficiency. The main floor features an open-plan living area with a sleek and modern kitchen, equipped with light-colored cabinetry and integrated appliances. The spacious living room is bright and airy, seamlessly blending indoor and outdoor spaces through large glass doors that open onto a sun-drenched terrace. This terrace offers stunning panoramic views of the sea and surrounding landscape and includes a private swimming pool, making it an ideal spot for al fresco dining and relaxation. The villa boasts three well-appointed bedrooms, including a master suite with an en-suite bathroom. The additional two bedrooms share a stylishly designed bathroom with contemporary fixtures, such as walk-in showers and floating vanities. An office space with built-in storage provides a dedicated area for work or study. A standout feature of the home is its accessibility. A lift connects both floors, ensuring comfort and convenience for all residents. The villa also includes ample storage solutions, with built-in wardrobes in the bedrooms and additional organized spaces throughout the house. Outside, the landscaped garden enhances the Mediterranean ambiance, offering a serene retreat. A carport provides secure parking. The property sits on two building plots, offering the possibility to construct additional structures if desired. Designed by the current owner, this villa incorporates unique architectural elements and thoughtful details that set it apart. Combining Mediterranean charm with modern sustainability, this home is a perfect sanctuary in the heart of the Costa del Sol. We are pleased to be able to present this dream property to you soon, either personally or via virtual viewing. Because this world is unique - just like our Axarquía. In Andalusia. On the Costa del Sol. Here, on the sunny side of life...

* A Documento Informativo Abreviado (DIA) is available - Un Documento Informativo Abreviado (DIA) está disponible