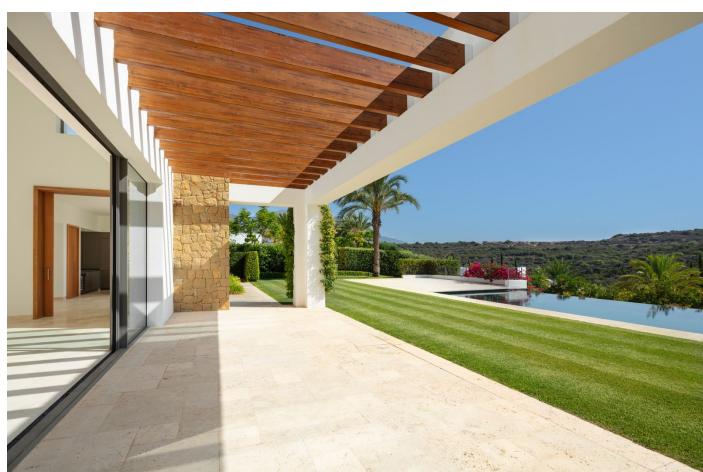




## Prestine detached villa, frontline golf, in beautiful Casares **Price: 4,500,000 €**

Reference1: LS4459342   Bedrooms: 5   Bathrooms: 6   Plot Size: 1,690m<sup>2</sup>   Build Size: 665m<sup>2</sup>   Terrace: 82m<sup>2</sup>





## Location: Casares

Situated within a development of 15 units, this villa occupies a prime location nestled between the 9th and 10th holes of the golf course. Surrounded by the immediate environs of a prestigious five-star hotel, the residential area is fully developed and established. Perched on a mountainside, the plot boasts an ideal incline, offering sweeping views of the golf course and Sierra Bermeja mountain range, with some residences also enjoying glimpses of the sea. The villa's layout encompasses a garden level featuring a welcoming hall, guest toilet, spacious lounge, dining area, open-plan kitchen, laundry room, a bedroom suite, and a staff/guest bedroom with an ensuite shower room and access to a patio. At street level, three bedrooms await, one with an ensuite bathroom and the others each with an ensuite shower room. Notable features include dark lacquered aluminum windows and doors with double glazing Climalit, Travertine marble floors in the living areas, kitchen, and bedrooms, oak solid wood connecting doors throughout, and luxurious bathrooms equipped with Kaldewei Oval duo bathtubs and separate shower enclosures. The kitchen, designed by Siematic, is a culinary enthusiast's dream, fully equipped with top-of-the-line Gaggenau and Miele appliances, including refrigerators, wine coolers, ovens, microwaves, and induction hobs. For security and peace of mind, the villa is fitted with an alarm system connected to the security office, flood detection systems in bathrooms and the kitchen, and smoke detectors. The utility room hosts a Miele washing machine and tumble dryer, while Daikin solar panels on the roof provide eco-friendly energy solutions. Individual climate control panels in each room ensure personalized comfort, complemented by underfloor heating throughout the property. Additionally, telephone and TV connections are available in all rooms, including the kitchen. The house has surface parking for two vehicles and a private pool. The ample garden was designed by one of Spain's top landscape artists and boast from superb examples of trees combined with native vegetation.

## Features:

Features	Orientation	Climate Control
Covered Terrace	South East	Air Conditioning
Near Transport		Fireplace
Private Terrace		U/F Heating
Satellite TV		
Storage Room		
Ensuite Bathroom		
Marble Flooring		
Double Glazing		
Fitted Wardrobes		
Gym		
Utility Room		
Jacuzzi		
Barbeque		
Wood Flooring		
Sauna		
Bar		
Views	Setting	Condition
Sea Views	Close To Shops	Excellent
Mountain Views	Close To Town	New Build
Panoramic Views	Close To Schools	
Country Views		
Garden Views		
Pool Views		
Golf Views		
Pool	Furniture	Kitchen



Heated Pool	Not Furnished	Fully Fitted
Indoor Pool		
Private Pool		
<b>Garden</b>	<b>Security</b>	<b>Parking</b>
Private Garden	24 Hour Security	Private
	Alarm System	
	Electric Blinds	
	Entry Phone	
<b>Utilities</b>	<b>Category</b>	<b>Energy Rating</b>
Telephone	Luxury	A
<b>CO2 Emission Rating</b>		
A		