

## Villa for sale in Benalmadena, Costa del Sol

3 Bedrooms | 2 Bathrooms | 123 m<sup>2</sup> Interior | 23 m<sup>2</sup> Terraces | **Garage** Yes | **Garden** Yes | **Pool** Yes |



### Property Description

#### South-Facing Detached Villa with Panoramic Sea Views: A Prime Renovation Project

##### Location & Potential

Located in the established residential area of Veracruz, Benalmádena, this detached villa sits on a generous 741 sqm plot. This property represents a strategic opportunity for investors or families looking to design a bespoke home in a quiet, high-demand neighborhood known for its safety and capital appreciation.

##### Technical Specifications & Versatility

The residence offers 140 sqm of living space on a single level, including an enclosed terrace integrated into the main living area. Facing due South, the property is bathed in natural light. The current layout features 3 bedrooms, 2 bathrooms, and an independent kitchen. Crucially, the property's structure allows for a complete floor plan reconfiguration, enabling the relocation of the kitchen to create a contemporary open-plan living space facing the Mediterranean.

#### Investment & Lifestyle

The exterior includes a private swimming pool and a covered parking space with storage capacity. Veracruz is undergoing a significant transformation, with modern renovations consistently driving up local market values. This is the ideal canvas for a "fix and flip" project or a permanent family residence close to international schools and amenities.

#### Technical Sheet

Plot: 741 sqm.

Built Area: 140 sqm.

Orientation: South (Full).

Layout: 3 Bed / 2 Bath.

Renovation Potential: High (Supports open-plan reconfiguration).

Features: Private pool, covered parking, sea views.

Contact our team for a private viewing and a technical assessment of the renovation potential.