



# Detached Villa for sale in San Pedro de Alcántara, Marbella

1.095.000 €

Referentie: R5132158 Slaapkamers: 3 Badkamers: 2 Plotgrootte: 1.262m<sup>2</sup> Perceelgrootte: 211m<sup>2</sup>





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## Costa del Sol, San Pedro de Alcántara

Nestled in the peaceful residential enclave of Alta Vista, perfectly positioned between San Pedro de Alcántara and Guadalmina, this inviting single-level villa presents a rare opportunity to create a bespoke home in one of Marbella's most promising up-and-coming neighbourhoods.

Set on a 1,262 m<sup>2</sup> southwest-facing plot, the property offers 211 m<sup>2</sup> of built space, spacious living areas with high ceilings in parts of the home, and the warmth of two fireplaces, creating a home filled with light and character.

The lush, private garden forms a green oasis, ideal for outdoor living, entertaining, or simply enjoying the year-round Mediterranean climate.

Currently featuring 3 bedrooms and 2 bathrooms, the villa's spacious interior is ready for a thoughtful renovation, allowing you to tailor every detail to your own style and needs.

Neighbouring modern villas in a newly built development have recently sold for €2.4M–€3M, underlining the strong value growth and rising demand in this desirable area.

With international schools, prestigious golf courses, charming restaurants, boutique shops, and all essential amenities close by – plus Puerto Banús and Marbella's Golden Mile just a short drive away – this property offers the perfect balance of tranquillity and convenience.



## Kenmerken:

### Extra's

Overdekt terras  
Berging  
Ensuite badkamer  
Marmeren vloeren  
Inbouwkasten  
Bijkeuken

### Uitzicht

Garden Views  
Pool Bekeken

### Zwembad

private Pool

### Zonorientatie

South West Orientation

### Ligging

Dichtbij golfbaan  
Dichtbij zee  
Dicht bij winkels  
Dichtbij stad  
Dichtbij scholen

### Tuin

private Garden

### Klimaatbeheersing

Airconditioning  
Open haard

### Huidige Staat

Renovatie nodig

### Beveiliging

Alarmsysteem