



## Villa - Chalet en venta en El Rosario, Marbella

2.500.000 €

Referencia: R5253511    Dormitorios: 4    Baños: 5    Construido: 380m<sup>2</sup>    Terraza: 60m<sup>2</sup>





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## Costa del Sol, El Rosario

New Build Villa 500m from the Beach – Marbella

New build villa in Marbella, currently under construction, located just 500 meters from the beach and a short walk from the school, in a quiet and well-connected residential area. Next to the Tennis Club and only a 5-minute drive from the hospital and Marbella town center.

The property will have 380 m<sup>2</sup> built (312 m<sup>2</sup> usable space), distributed across 4 bedrooms and 5 bathrooms, with spacious and bright rooms. The bedrooms enjoy sea views, and the living room opens onto a covered porch and a private pool, creating an ideal space to enjoy the Costa del Sol climate year-round.

The project offers the possibility of customizing the layout and finishes, adapting the property to the buyer's taste. It will be delivered with high-quality materials, fittings, and energy efficiency features.

Includes parking for two vehicles, built-in wardrobes, a storage room, terraces and balconies, south-facing orientation, and an A energy rating, guaranteeing comfort, natural light, and low energy consumption. The property is adapted for people with reduced mobility.

???? Expected delivery: April 2026

An excellent opportunity to own a brand-new villa in one of Marbella's most sought-after areas.



## Características:

### Características

Cerca de Transporte  
Terraza Privada  
Trastero - Almacén  
Baño En-Suite  
Doble acristalamiento  
Armarios Empotrados  
Lavadero  
Sótano

### Vistas

Vistas al Mar  
Vistas a Jardín

### Piscina

Piscina Privada

### Jardín

Jardín Privado

### Servicios Públicos

Electricidad  
Paneles solares fotovoltaicos

### Orientación

Sur

### Posición

Lado de la Playa  
Cerca de Golf  
Cerca del Mar  
Cerca de Colegios

### Muebles

Sin Amueblar

### Seguridad

Portero Automático

### Categoría

Inversion  
Lujo

### Climatización

Aire Acondicionado

### Estado

Nueva Construcción

### Cocina

Cocina Equipada

### Aparcamiento

Garaje  
Párking Cubierto