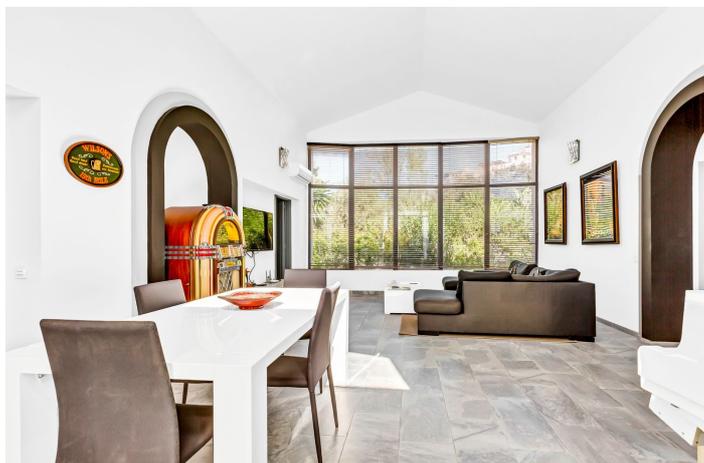




# Villa - Chalet en venta en Elviria, Marbella

599.000 €

Referencia: R5253490    Dormitorios: 3    Baños: 2    Construido: 96m<sup>2</sup>    Terraza: 20m<sup>2</sup>





## Costa del Sol, Elviria

### FABULOUS OPPORTUNITY

Modern Elegance near Marbella!

Three-Bedroom Villa in El Manantial, Santa Maria Golf, Elviria

This villa combines modern comfort with a prime location – perfect for those who appreciate the best of Mediterranean living.

Discover this charming detached villa in Elviria, just 15 minutes from the vibrant centre of Marbella. The villa is ideally located, just a short walk from the exclusive Santa Maria Golf Club and within easy reach of Elviria Beach with its boutiques, restaurants, and bars. El campo de golf Santa María de 18 hoyos, con casa club, restaurante y cancha de tenis, está a la vuelta de la esquina.

Refurbished to high standards, the villa features a bright living/dining area with a stunning cathedral ceiling and a spacious, fully fitted Schmidt kitchen.

The master bedroom with an en-suite bathroom, two additional bedrooms sharing a bathroom ensure comfort and space.

Additional features include preinstalled air conditioning (heating and cooling) and an alarm system.

The complex boasts four communal pools, beautifully maintained gardens, and private parking. All amenities, including restaurants, supermarkets, and banks, are just minutes away.

#### Location Overview:

- On Foot: Beach, golf club, shops, restaurants
- By Car:
- Marbella Centre: 15 minutes
- Puerto Banús: 20 minutes
- Malaga Airport: 35 minutes
- Fuengirola Centre: 15 minutes
- Beach: 5 minutes

#### Features in Detail:

- Location: Close to golf, sea, and shops, in an urbanised area
- Orientation: South/Southwest
- Condition: Modern and well-maintained
- Pool: Four Communal pools
- Climate Control: Air conditioning (heating and cooling)
- Views: Garden
- Special Features: Terrace, fitted wardrobes
- Furnishing: Part furnished
- Parking: Private, multiple spaces on the street
- Style: Contemporary



IBI Fees: €650/year - Community Fees: €170/month

Please contact us for more information.



## Características:

### Características

Terraza Privada  
Baño En-Suite  
Armarios Empotrados

### Vistas

Vistas a Jardín

### Piscina

Piscina Comunitaria  
Children`s Pool

### Jardin

Jardín Comunitario  
Jardín Privado  
Jardín Paisajístico

### Servicios Públicos

Electricidad

### CO2 Emission Rating

D

### Orientación

Orientación Suroeste

### Posición

Cerca de Golf  
Urbanización  
Cerca del Mar  
Cerca de Tiendas  
Cerca de Colegios  
Cerca de los Bosques

### Muebles

Parcialmente Amueblada

### Seguridad

Seguridad de 24 horas

### Categoría

Inversion  
Ganga  
Reventa  
Contemporáneo

### Climatización

Aire Acondicionado

A/A Frio

A/A Caliente

### Estado

Buen estado de conservación

### Cocina

Cocina Equipada

### Aparcamiento

Párking Privado  
Párking en Calle  
More Than One

### Calificación energética

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