



## Detached Villa for sale in Marbesa, Marbella

1.595.000 €

Referentie: R4842364 Slaapkamers: 3 Badkamers: 2 Plotgrootte: 400m<sup>2</sup> Perceelgrootte: 309m<sup>2</sup> Terras: 5m<sup>2</sup> - 65m<sup>2</sup>





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## Costa del Sol, Marbesa

This iconic villa is located in the private urbanization of Marbesa, close to the beach, on the east side of Marbella. It is 400 meters walking distance or 10 minutes walk from the Mediterranean Sea and the beach, 1.5 km from the beach and the protected dunes of Cabopino and 1.9 km from the hotels Marriot and Don Carlos and Nikki Beach Marbella. Marbesa is a quiet and prestigious neighborhood known for its beautiful coastline and its proximity to Marbella. The villa has 3 bedrooms and 2 bathrooms and is recently built and offers a perfect mix of modern living and luxurious comfort. The villa has a beautiful roof terrace with swimming pool with views over the coast to Gibraltar and Africa. It is ideal for organizing parties or simply enjoying the breathtaking views. The first floor, where you will find the living room with open kitchen, also offers fantastic sea views. On the ground floor, which overlooks the garden and the infinity pool, there are 2 bedrooms and 2 bathrooms. In the semi-basement there is a 3rd bedroom and the garage with a remote controlled electronic gate. All bedrooms have shutters, air conditioning and heating, on electricity. Both the roof top pool and the pool in the garden are heated. This villa is an ideal family home and also perfect as a rental investment. It has a proven track record as a very successful holiday rental (with license number). The total plot size is 400 m2. The total built area is 309 m2, of which 167 m2 living space, 108.5 m2 terraces and 33.5 m2 swimming pools. Garden, pools and villa are easy to maintain.



## Kenmerken:

### Extra's

Overdekt terras  
Privé Terras  
Ensuite badkamer  
Dubbele beglazing  
Zonnebank  
WiFi  
Sauna  
Jacuzzi  
Barbecue  
Kelder

### Uitzicht

Zeezicht  
Mountain Bekeken  
Weids  
Garden Views  
Pool Bekeken

### Zwembad

verwarmd zwembad  
private Pool  
Children`s Pool

### Tuin

private Garden  
Makkelijk te onderhouden tuin

### Voorzieningen

Elektriciteit  
Drinkwater

### Zonorientatie

Oosten  
zuiden  
Zuidoost Zonoriëntatie

### Ligging

Dicht bij strand  
Urbanisatie  
Dichtbij zee  
Dicht bij winkels

### Meubilering

Volledig gemeubileerd  
Ongemeubileerd  
Gedeeltelijk gemeubileerd  
optioneel Furniture

### Beveiliging

24 -uurs beveiliging  
Alarmsysteem  
Elektrische rolluiken

### Categorie

Investering  
Luxe  
Modern  
Nieuwbouw

### Klimaatbeheersing

Vooraf geïnstalleerde A/C  
Koude A/C  
Warme A/C

### Huidige Staat

Nieuwbouw

### Keuken

Volledig ingerichte keuken  
Kitchen-Lounge

### Parkeergelegenheid

ondergrondse parkeergarage  
garage  
private Parking  
overdekte parkeerplaats