



## Pareada en venta en Marbella, Marbella

770.000 €

Referencia: R5320180    Dormitorios: 3    Baños: 2    Construido: 111m<sup>2</sup>    Terraza: 37m<sup>2</sup>





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## Costa del Sol, Marbella

Exclusive corner semi-detached villa with sea views located in the prestigious Urbanización Artola Alta, in the sought-after area of Artola – Cabopino, Marbella, on the renowned Costa del Sol. A rare opportunity in one of Marbella's most desirable locations, surrounded by Cabopino Golf Marbella and just a 10-minute walk from the beach and the charming Puerto de Cabopino.

The property belongs to an exclusive community of only five homes, ensuring exceptional privacy and a peaceful atmosphere throughout the year. As a corner unit, it benefits from additional natural light, enhanced privacy, and a greater sense of space, making it a particularly attractive and increasingly rare find in the area.

The house is distributed over three levels and offers 148 m<sup>2</sup> built (111 m<sup>2</sup> usable), combining comfortable interior living with excellent outdoor areas. The main floor features a welcoming living room with direct access to the garden and communal swimming pool, creating the perfect setting to enjoy the Mediterranean climate all year round, as well as a kitchen and a bathroom. The first floor comprises three bedrooms and two bathrooms, providing practical and comfortable accommodation for family living. The top floor boasts an impressive 45 m<sup>2</sup> private solarium with open and sea views, ideal for creating a chill-out area, outdoor dining space, or relaxation zone.

The property includes fitted wardrobes, air conditioning, terrace and balcony, and is in good condition. The community offers landscaped gardens and a swimming pool, which for much of the year can be enjoyed almost privately due to the limited number of neighbours.

Situated in a privileged natural setting near the protected Dunas de Artola, and close to golf courses, restaurants, beach clubs and Marbella town centre, the property is also surrounded by newly built luxury villas and high-end developments, further enhancing its investment value.

Ideal as a family home near the sea, a second residence in Marbella, or a solid long-term investment in a well-established area, this property offers a rare combination of sea views, privacy, golf surroundings and walking distance to the beach and marina.



## Características:

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Terraza Cubierta  
Terraza Privada  
Armarios Empotrados  
Solario

### Climatización

Aire Acondicionado

### Vistas

Vistas al Mar  
Vistas Panorámicas  
Vistas a Jardín  
Vistas a Piscina  
Vistas a Golf  
Vistas a Puerto

### Posición

Área Comercial  
Lado de la Playa  
Cerca de Golf  
Cerca de Puerto  
Urbanización  
Cerca del Mar  
Ciudad  
Puerto  
Cerca de Marina

### Estado

Buen estado de conservación  
Excelente estado de conservación

### Piscina

Piscina Comunitaria  
Piscina Privada

### Muebles

Completamente Amueblada

### Cocina

Cocina Equipada

### Jardín

Jardín Comunitario  
Jardín Privado

### Seguridad

Recinto Cerrado

### Servicios Públicos

Electricidad  
Agua Potable

### Categoría

Inversion  
Lujo