



## Abstandsvilla zum Verkauf in Marbesa, Marbella

1.650.000 €

Referenz: R4842364 Schlafzimmer: 3 Badezimmer: 2 Grundstücksgröße: 400m<sup>2</sup> Garten: 309m<sup>2</sup> Terrasse: 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.



## Eigenschaften:

### Merkmale

Überdachte Terrasse  
Private Terrasse  
Badezimmer  
Doppelverglasung  
Solarium  
W-lan  
Sauna  
Whirlpool  
Grill  
Keller

### Ansichten

Meer  
Berg  
Panorama  
Garten  
Pool

### Pool

Erhitzt  
Privat  
Kinderpool

### Garten

Privat  
Einfache Wartung

### Versorgungsunternehmen

Strom  
Trinkbares Wasser

### Orientierung

Ost  
Süden  
Südost

### Einstellung

Strand  
Urbanisierung  
In der Nähe des Meeres  
In der Nähe von Geschäften

### Möbel

Voll eingerichtet  
Nicht eingerichtet  
Teil eingerichtet  
Optional

### Sicherheit

24 -Stunden -Sicherheit  
Alarmanlage  
Elektrische Jalousien

### Kategorie

Investition  
Luxus  
Zeitgenössisch  
Neuentwicklung

### Klimakontrolle

Vor installierte a/c  
Kalte a/c  
Heiße A/C.

### Zustand

Neubau

### Küche

Voll ausgestattet  
Küchenlehre

### Parken

Unterirdisch  
Garage  
Privat  
Bedeckt