

**Sales - House - Marbella**  
**330.000€**



**Ref.-ID: R4880566**

**Marbella**

**House**

**Community: 1,080 EUR / year**

**IBI: 254 EUR / year**



**3**



**1**



**47 m2**



**97 m2**

We present this practical and cozy single-story house, ideal for those seeking comfort in a quiet environment. Located in a well-kept urbanization in Elviria, the property has: Three large bedrooms, perfect for resting and enjoying privacy. American kitchen, designed for cooking and sharing with family or friends. Complete, modern and well distributed bathroom. Outside, you will find a small backyard, a perfect place to relax or have a barbecue with your loved ones. The home has recently been expanded, giving you more space, ideal for a growing family, for receiving visitors or even as a home office. The urbanization is quiet and well maintained, with gardens, a community pool with a lifeguard and football and paddle tennis courts. In addition, community fees are low and the beach is just a 10-minute walk away, allowing you to enjoy the sun and sea easily. The location is excellent, with close access to schools, supermarkets, restaurants and public transport. And the best thing, just 10 minutes by car from Marbella! You can enjoy its beaches, restaurants and social life. Don't miss this opportunity to live in such a well-connected and quiet place. Contact us for more details or to visit the property! The Abbreviated Information Document is at your disposal. Costs: Tax (ITP or IVA+AJD) + notary and registry fees. MPR

**Orientation**

✓ South West

**Condition**

✓ Excellent

**Pool**

✓ Communal

**Climate Control**

✓ Air Conditioning  
✓ Central Heating

**Features**

✓ Covered Terrace  
✓ Private Terrace  
✓ Wood Flooring

**Furniture**

✓ Not Furnished