

**Sales - House - Marbella**  
**1.150.000€**

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**Ref.-ID: R434657**

**Marbella**

**House**

**IBI: 1,219 EUR / year**

**Rubbish: 122 EUR / year**



**7**



**6**



**362 m2**



**800 m2**

This independent villa in Marbella is a stunning family residence with ample rooms, a large living-dining room, and a fully equipped kitchen. Built over two levels, the property boasts seven bedrooms, six bathrooms, and a granny flat. The villa also features a private garden and an 8x4 swimming pool, making it an ideal place for outdoor entertainment and relaxation. The property is situated in a privileged location close to the center of Marbella, making it convenient to access all the amenities that the town has to offer, such as schools, shops, ports, and the sea. The villa is located in an urbanization, offering a peaceful and safe environment. The villa's south-facing orientation allows for plenty of natural light and warmth, making it bright and comfortable to live in. The villa is in good condition and has pre-installed air conditioning and a fireplace, ensuring a comfortable temperature all year round. One of the villa's most striking features is the sea and mountain views from the terrace, which can be enjoyed while relaxing in the pool or the jacuzzi. The villa also has other attractive features such as fitted wardrobes, satellite TV, storage room, double glazing, and marble flooring. Security is taken care of by the alarm system, ensuring the safety of the property and its occupants. The villa also features a garage for convenient and secure parking. Overall, this villa is an excellent investment opportunity for those looking for a comfortable and luxurious family residence in Marbella. It is a resale property and furniture is optional. Utilities such as electricity, drinkable water, and telephone are available.

**Setting**

- ✓ Close To Port
- ✓ Close To Shops
- ✓ Close To Sea
- ✓ Close To Town
- ✓ Close To Schools
- ✓ Urbanisation

**Orientation**

- ✓ South

**Condition**

- ✓ Good

**Pool**

- ✓ Private

**Climate Control**

- ✓ Pre Installed A/C
- ✓ Fireplace

**Views**

- ✓ Sea
- ✓ Mountain
- ✓ Garden
- ✓ Pool

**Features**

- ✓ Covered Terrace
- ✓ Fitted Wardrobes
- ✓ Private Terrace
- ✓ Satellite TV
- ✓ Guest House
- ✓ Storage Room
- ✓ Ensuite Bathroom
- ✓ Wood Flooring
- ✓ Marble Flooring
- ✓ Jacuzzi
- ✓ Double Glazing

**Furniture**

- ✓ Not Furnished
- ✓ Optional

**Kitchen**

- ✓ Fully Fitted

**Garden**

- ✓ Private

**Security**

- ✓ Alarm System

**Parking**

- ✓ Garage
- ✓ Private

**Utilities**

- ✓ Electricity
- ✓ Drinkable Water
- ✓ Telephone

**Category**

- ✓ Resale