

Продажа - Дом - Estepona

3.700.000€

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Ref.-ID: R4842343

Estepona

Дом

Коммунальные: 1,872 EUR / год

ИБИ: 1,862 EUR / год



6



6












598 m2






1011 m2

Elegant villa located just 200m from the beach in the established Guadalmina Baja Urbanization. Its prime location is considered a benchmark among the most exclusive residential areas of Marbella, surrounded by international schools, shopping centers, golf courses, and gyms. This contemporary-style villa, with colonial architecture and modern details, creates a comfortable and welcoming atmosphere with spacious and warm areas. The excellent distribution of spaces and high-quality materials make this property one of the most elegant and luxurious in the area. It also includes a Tourist License. Features: 6 bedrooms, 6 bathrooms 1,000 m<sup>2</sup> plot 542 m<sup>2</sup> built + 104 m<sup>2</sup> terrace Indoor gym Master suite (120 m<sup>2</sup>) Automated irrigation system South-facing pool Travertine marble floors Central heating and air conditioning in every room Underfloor heating The abbreviated information document is available to you. Expenses: Taxes (ITP or VAT+AJD) + Notarial and registration expenses For more information and to schedule a visit, please do not hesitate to contact us. ERE

**ОРИЕНТАЦИЯ** Юго-восток**Состояние** Отличное**бассейн** Приватный**Климат-контроль** Полы с подогревом**Особенности**

-  Лифт
-  Приватная терраса
-  Деревянные полы
-  Барбекю
-  Подвал

**Мебель** Частично меблированный**Кухня** Полностью оборудованная**меры безопасности** Сигнализация