Sales - House - Elviria

599.000€











Ref.-ID: MIBGR5253490 **Elviria** **House**

Community: 2,040 EUR / year **IBI: 650 EUR / year** **3** **2** **96 m2** **640 m2**

FABULOUS OPPORTUNITY Modern Elegance near Marbella! Three-Bedroom Villa in El Manantial, Santa Maria Golf, Elviria This villa combines modern comfort with a prime location – perfect for those who appreciate the best of Mediterranean living. Discover this charming detached villa in Elviria, just 15 minutes from the vibrant centre of Marbella. The villa is ideally located, just a short walk from the exclusive Santa Maria Golf Club and within easy reach of Elviria Beach with its boutiques, restaurants, and bars. El campo de golf Santa María de 18 hoyos, con casa club, restaurante y cancha de tenis, está a la vuelta de la esquina. Refurbished to high standards, the villa features a bright living/dining area with a stunning cathedral ceiling and a spacious, fully fitted Schmidt kitchen. The master bedroom with an en-suite bathroom, two additional bedrooms sharing a bathroom ensure comfort and space. Additional features include preinstalled air conditioning (heating and cooling) and an alarm system. The complex boasts four communal pools, beautifully maintained gardens, and private parking. All amenities, including restaurants, supermarkets, and banks, are just minutes away. Location Overview: • On Foot: Beach, golf club, shops, restaurants • By Car: • Marbella Centre: 15 minutes • Puerto Banús: 20 minutes • Malaga Airport: 35 minutes • Fuengirola Centre: 15 minutes • Beach: 5 minutes Features in Detail: • Location: Close to golf, sea, and shops, in an urbanised area • Orientation: South/Southwest • Condition: Modern and well-maintained • Pool: Four Communal pools • Climate Control: Air conditioning (heating and cooling) • Views: Garden • Special Features: Terrace, fitted wardrobes • Furnishing: Part furnished • Parking: Private, multiple spaces on the street • Style: Contemporary IBI Fees: €650/year - Community Fees: €170/month Please contact us for more information.

Setting
- ✔ Close To Golf
- ✔ Close To Shops
- ✔ Close To Sea
- ✔ Close To Schools
- ✔ Close To Forest
- ✔ Urbanisation

Orientation
- ✔ South West Orientation

Condition
- ✔ Good Condition

Pool
- ✔ Communal Pool
- ✔ Childrens Pool

Climate Control
- ✔ Air Conditioning
- ✔ Hot A/C
- ✔ Cold A/C

Views
- ✔ Garden Views

Features
- ✔ Fitted Wardrobes
- ✔ Private Terrace
- ✔ Ensuite Bathroom

Furniture
- ✔ Part Furnished

Kitchen
- ✔ Fully Fitted Kitchen

Garden
- ✔ Communal Garden
- ✔ Private Garden
- ✔ Landscaped Garden

Security
- ✔ 24 Hour Security

Parking
- ✔ Street Parking
- ✔ Multiple Parking Spaces
- ✔ Private Parking

Utilities
- ✔ Electricity

Category
- ✔ Bargain
- ✔ Investment
- ✔ Resale
- ✔ Contemporary