## Sales - House - Marbella

# 1.099.000€











**Ref.-ID: MIBGR5449492** **Marbella** **House**

**4** **3.5** **391 m2** **376 m2**

Nestled within the sought-after natural surroundings of La Mairena, this beautifully maintained detached villa offers an exceptional combination of space, privacy, panoramic views and outstanding potential. Set within a secure gated community, the property enjoys a peaceful setting with stunning sea and mountain views, while remaining within easy reach of Marbella and the Costa del Sol. The villa features 4 spacious bedrooms and 3 bathrooms, complemented by an additional guest toilet. The property is presented in excellent condition and is completely move-in ready, making it an ideal choice for those looking for a comfortable permanent residence, a second home or a high-quality investment on the Costa del Sol. The bright and welcoming living areas are designed to make the most of the property's privileged surroundings, with beautiful views extending towards the Mediterranean and the surrounding mountains. The home offers a great balance between indoor and outdoor living, with generous terraces and private outdoor areas perfect for enjoying the exceptional climate of southern Spain. One of the property's most exciting features is its large basement, which offers enormous potential for further customization. Thanks to the presence of natural daylight, this versatile space could be transformed into a private home cinema, gym, entertainment room, additional bedrooms, office or guest accommodation, depending on the new owner's needs. This provides an excellent opportunity to significantly enhance the property's lifestyle offering and create additional usable living space. The villa also benefits from private parking for at least three cars within the property's own grounds, providing excellent convenience for residents and guests. With approximately 391 m² of total built area, including around 287 m² of enclosed space and 104 m² of terraces, together with a private garden area of approximately 377 m², the property offers generous proportions throughout. The registered property also includes two parking spaces within the complex. Located in La Mairena, Ojén, this is a unique opportunity to acquire a spacious and beautifully maintained villa in a peaceful, secure and highly desirable setting, combining panoramic natural views with excellent potential for personalization. Property Highlights 4 Bedrooms 3 Bathrooms Additional Guest Toilet Panoramic Sea & Mountain Views Large Basement with Natural Daylight Potential for Gym, Cinema Room or Additional Bedrooms Private Parking for 3+ Cars Gated Community Excellent Condition Move-in Ready Approx. 391 m² Total Built Area Approx. 287 m² Enclosed Area Approx. 104 m² Terraces Approx. 377 m² Private Garden Area Two Registered Parking Spaces within the Complex Prime La Mairena, Ojén Location A truly versatile property offering space, privacy and breathtaking surroundings, with exceptional potential to create a bespoke luxury home in one of the Costa del Sol's most beautiful natural environments.

**Setting**
- ✔ Close To Golf
- ✔ Close To Port
- ✔ Close To Shops
- ✔ Close To Sea
- ✔ Close To Town
- ✔ Close To Schools

**Orientation**
- ✔ South Facing

**Condition**
- ✔ Excellent Condition
- ✔ Good Condition
- ✔ Recently Renovated

**Pool**
- ✔ Private Pool

**Climate Control**
- ✔ Air Conditioning
- ✔ Central Heating

**Views**
- ✔ Sea Views
- ✔ Mountain Views
- ✔ Panoramic Views
- ✔ Garden Views
- ✔ Pool Views

**Features**
- ✔ Covered Terrace
- ✔ Fitted Wardrobes
- ✔ Near Transport
- ✔ Gym
- ✔ Guest Apartment
- ✔ Storage Room
- ✔ Barbeque
- ✔ Double Glazing
- ✔ Basement
- ✔ Fiber Optic

**Furniture**
- ✔ Fully Furnished

**Kitchen**
- ✔ Partially Fitted Kitchen
- ✔ Kitchen-Lounge

**Garden**
- ✔ Private Garden

**Security**
- ✔ Gated Complex
- ✔ Alarm System

**Parking**
- ✔ Multiple Parking Spaces
- ✔ Private Parking

**Utilities**
- ✔ Electricity

**Category**
- ✔ Luxury