



**Ref.-ID: MIBGR5294722**

**Marbella**

**House**

**Community: 1,836 EUR / year**

**IBI: 1,385 EUR / year**



**4**



**3.5**



**170 m2**

Set within the sought-after Santa Clara Golf urbanisation in Marbella East, this south-facing resale property offers a secure residential setting and direct proximity to the golf course. Presented in excellent condition, the home is ready for immediate use. The bright living spaces connect to a private terrace, creating an ideal outdoor area for relaxing or entertaining. Sea views can be enjoyed from the bedrooms, adding extra appeal. Air conditioning with hot and cold settings ensures year-round comfort. The property includes fitted wardrobes, an en-suite bathroom, a fully fitted kitchen, and is sold fully furnished, making it a practical option for both personal use and rental purposes. A private storage room and covered private parking add functional value. Residents benefit from well-maintained communal gardens and a communal swimming pool within a gated complex with 24-hour security. A solid choice as a golf-side residence or investment in one of Marbella East's established residential areas.

**Setting**

- ✓ Close To Golf
- ✓ Urbanisation

**Features**

- ✓ Fitted Wardrobes
- ✓ Private Terrace
- ✓ Storage Room
- ✓ Ensuite Bathroom

**Category**

- ✓ Golf
- ✓ Resale

**Orientation**

- ✓ South

**Furniture**

- ✓ Fully Furnished

**Condition**

- ✓ Excellent

**Kitchen**

- ✓ Fully Fitted

**Pool**

- ✓ Communal

**Garden**

- ✓ Communal
- ✓ Private

**Climate Control**

- ✓ Air Conditioning
- ✓ Hot A/C

**Security**

- ✓ Gated Complex
- ✓ 24 Hour Security

**Views**

- ✓ Sea

**Parking**

- ✓ Covered
- ✓ Private