

## Sales - House - Marbella

**460.000€**

**Marbella**

**House**

**Community: 1,176 EUR / year IBI: 769 EUR / year**

**Rubbish: 184 EUR / year**



**3**



**3.5**



**212 m2**

Let us introduce you to a spectacular townhouse in Bello Horizonte, one of the most sought-after residential areas in Marbella. Known for its peaceful atmosphere, proximity to the city centre, and excellent access to the main motorway, it's the perfect place for those who want to live surrounded by tranquillity without giving up the convenience of having everything close at hand. This exclusive property of over 200 m<sup>2</sup> has been thoughtfully designed to offer maximum comfort and functionality. Originally featuring 3 bedrooms and 2 bathrooms on the first floor, it has been elegantly renovated to meet the demands of modern living. It now boasts 2 spacious bedrooms, both with en-suite bathrooms, and an impressive dream walk-in wardrobe, ideal for fashion lovers and anyone who values order and space. On the top floor, you'll find a bright, open-plan area currently used as a private gym, bathed in natural light. Need a third bedroom, a home office, or a playroom? This versatile space can easily be adapted to suit your lifestyle. The home stands out for its generous dimensions, natural brightness, and high-quality finishes, with a layout designed to make the most of every corner. The living room opens directly onto a charming covered terrace, perfect for relaxing after a day at the beach or hosting cosy evenings with friends. There's also a built-in barbecue area on a lower terrace, ideal for outdoor gatherings. And when it comes to convenience, this townhouse offers two private underground parking spaces, ensuring your vehicles are safe and easily accessible. In addition, the complex includes community surface parking, perfect for guests or for extra vehicles. Bello Horizonte is a fantastic area for families, couples, and professionals seeking a calm, well-connected lifestyle. You're just a 5-minute drive from Marbella's city centre, close to supermarkets, schools, medical centres, and less than 10 minutes from the best beaches on the Costa del Sol. The development also enjoys an excellent communal swimming pool, shared by very few neighbours – offering both exclusivity and tranquillity. This is a unique opportunity to live in a home with soul, versatile and spacious, in one of Marbella's most desirable locations. Can you imagine living here? Don't let this opportunity pass you by. Contact us today and come discover your future home. The home you've been waiting for is waiting for you!

<b>Setting</b>	<b>Orientation</b>	<b>Condition</b>	<b>Pool</b>
<ul style="list-style-type: none"> <li>✓ Suburban</li> <li>✓ Close To Golf</li> <li>✓ Close To Port</li> <li>✓ Close To Town</li> <li>✓ Close To Schools</li> <li>✓ Close To Forest</li> <li>✓ Close To Marina</li> <li>✓ Urbanisation</li> </ul>	<ul style="list-style-type: none"> <li>✓ South</li> </ul>	<ul style="list-style-type: none"> <li>✓ Excellent</li> <li>✓ Good</li> <li>✓ Recently Refurbished</li> </ul>	<ul style="list-style-type: none"> <li>✓ Communal</li> </ul>
<b>Climate Control</b>	<b>Views</b>	<b>Features</b>	<b>Furniture</b>
<ul style="list-style-type: none"> <li>✓ Air Conditioning</li> </ul>	<ul style="list-style-type: none"> <li>✓ Mountain</li> </ul>	<ul style="list-style-type: none"> <li>✓ Covered Terrace</li> <li>✓ Fitted Wardrobes</li> <li>✓ Private Terrace</li> <li>✓ Gym</li> <li>✓ Ensuite Bathroom</li> </ul>	<ul style="list-style-type: none"> <li>✓ Not Furnished</li> <li>✓ Optional</li> </ul>
<b>Kitchen</b>	<b>Garden</b>	<b>Security</b>	<b>Parking</b>
<ul style="list-style-type: none"> <li>✓ Fully Fitted</li> </ul>	<ul style="list-style-type: none"> <li>✓ Communal</li> <li>✓ Easy Maintenance</li> </ul>	<ul style="list-style-type: none"> <li>✓ Gated Complex</li> <li>✓ Alarm System</li> </ul>	<ul style="list-style-type: none"> <li>✓ Garage</li> <li>✓ More Than One</li> <li>✓ Private</li> </ul>
<b>Category</b>			
<ul style="list-style-type: none"> <li>✓ Cheap</li> <li>✓ Holiday Homes</li> <li>✓ Investment</li> <li>✓ Reduced</li> <li>✓ Resale</li> <li>✓ Contemporary</li> </ul>			























