

## Sales - House - Elviria

**1.495.000€**

**Elviria**

**House**

**IBI: 1,795 EUR / year**

**Rubbish: 250 EUR / year**



**5**



**4.5**



**466 m2**



**1003 m2**

This elegant and exclusive rustic-style villa offers beautiful sea views and a privileged location in the center of Elviria, one of Marbella's most sought-after residential areas. The property was fully renovated in 2002 using top-quality materials. The villa features a total built area of 382 m², distributed across a spacious main residence and a separate guest area, ideal for visitors. The outdoor areas include a beautifully landscaped mature garden, a large swimming pool, and multiple spaces for outdoor living and entertaining.

### Setting

- ✓ Close To Schools
- ✓ Urbanisation

### Climate Control

- ✓ Air Conditioning

### Kitchen

- ✓ Fully Fitted

### Utilities

- ✓ Electricity
- ✓ Drinkable Water

### Orientation

- ✓ South West

### Views

- ✓ Sea
- ✓ Mountain
- ✓ Golf
- ✓ Garden
- ✓ Pool
- ✓ Forest

### Garden

- ✓ Private

### Category

- ✓ Resale

### Condition

- ✓ Good

### Features

- ✓ Covered Terrace
- ✓ Fitted Wardrobes
- ✓ Private Terrace
- ✓ Guest Apartment
- ✓ Storage Room
- ✓ Utility Room
- ✓ Barbeque
- ✓ Double Glazing
- ✓ Near Church

### Security

- ✓ Entry Phone
- ✓ Alarm System

### Pool

- ✓ Private

### Furniture

- ✓ Part Furnished

### Parking

- ✓ Private

















































