Sales - House - Marbella

1.690.000€

Marbella **House**

IBI: 1,561 EUR / year

 **7**  **5**  **365 m2**  **983 m2**

Exquisite Andalusian Villa Walking Distance to Marbella & the Beach Nestled in a peaceful cul-de-sac on the outskirts of Marbella, this elegant Andalusian villa offers the perfect balance between tranquillity and proximity. Just a 7-minute stroll brings you to the vibrant entrance of Marbella, its golden beaches, and charming seaside restaurants. The location also provides excellent access to renowned schools, La Cañada shopping center, and easy connections to the A7 and AP7 motorways. Set on three levels plus a panoramic rooftop terrace, the villa spans 365 m² of beautifully proportioned living space, blending timeless Andalusian charm with bright, contemporary interiors and captivating sea views throughout. Main Level A welcoming entrance hall leads into a spacious living and dining area filled with natural light, featuring a cozy fireplace and opening onto a terrace that frames lovely views of the Mediterranean. The fully equipped kitchen, a guest toilet, and a comfortable en-suite bedroom complete this floor — ideal for guests or family. First Floor The upper level hosts three well-appointed bedrooms. The luxurious master suite enjoys its own private terrace with breathtaking sea views, while the en-suite bathroom features a beautiful hammam for spa-like relaxation and the two other bedrooms share a stylish family bathroom> Rooftop Terrace The crown jewel of the home is its expansive rooftop terrace, offering 360º panoramic views of La Concha Mountain, the Mediterranean, and the city below — a magical setting for sunrise coffees or unforgettable sunset gatherings. Garden Level The lower floor features three additional bedrooms, each with direct access to a covered terrace that opens onto the lush garden. These bedrooms share a spacious bathroom, creating a perfect retreat for family or guests. The garden is filled with mature fruit trees and centered around a serene swimming pool area — a private haven for outdoor living and relaxation. Additional features include a large carport, ample storage, and a wonderful sense of peace and privacy, all just minutes from the heart of Marbella. This is a home that perfectly embodies the spirit of the Andalusian coast — timeless, sun-drenched, and effortlessly elegant.

Setting
- ✔ Close To Shops
- ✔ Close To Town
- ✔ Urbanisation

Orientation
- ✔ South Facing
- ✔ South West Orientation

Condition
- ✔ Good Condition

Pool
- ✔ Private Pool

Climate Control
- ✔ Air Conditioning
- ✔ Fireplace

Views
- ✔ Sea Views
- ✔ Mountain Views

Features
- ✔ Covered Terrace
- ✔ Fitted Wardrobes
- ✔ Private Terrace
- ✔ Storage Room
- ✔ Utility Room
- ✔ Ensuite Bathroom
- ✔ Marble Flooring
- ✔ Barbeque
- ✔ Double Glazing

Furniture
- ✔ Optional Furniture

Kitchen
- ✔ Fully Fitted Kitchen

Garden
- ✔ Private Garden

Security
- ✔ Entry Phone

Parking
- ✔ Covered Parking
- ✔ Multiple Parking Spaces

Utilities
- ✔ Solar water heating








RETRAITS D'ARGENT : L'INCROYABLE RUMEUR








































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