

## Sales - House - Benahavís

# 3.899.000€

Benahavís

House



4



4.5



759 m2



5227 m2

Exclusive Investment Opportunity in a Prime Marbella Location An exceptional property set in one of Marbella's most prestigious and well-connected residential areas. Surrounded by international schools, championship golf courses, luxury shopping, and pristine beaches, this villa enjoys a location that consistently commands high demand and long-term value. Unrivalled Development & Investment Potential Positioned on a generous plot, the property offers rare possibilities for expansion. With the appropriate permissions, additional villas can be developed, creating a boutique residential project or private estate. Alternatively, the existing home presents an outstanding renovation opportunity, allowing you to modernise and elevate the villa while preserving its authentic Andalusian charm. Elegant Interior Living The main lounge features impressive gabled ceilings and is thoughtfully arranged into multiple refined ambiances — a cozy fireside sitting area, a formal dining zone, and a piano lounge. Large windows bathe the interior in natural light and reveal the villa's serene atmosphere. The fully fitted kitchen offers everyday comfort with a breakfast corner, walk-in pantry, and adjacent laundry room. Three en-suite bedrooms are located on the main floor, including a bright and private master suite with direct garden access. Flexible Lower Level An additional bedroom with a private entrance is ideal for guests or staff. This floor also includes storage and a two-car garage, with ample potential to create premium extras such as a home cinema, gym, wine cellar, or independent apartment. Private Mediterranean Garden The manicured garden features mature trees, colourful landscaping, and a private swimming pool, offering an idyllic outdoor setting for relaxation and entertaining. Additional exterior parking enhances practicality. A Rare Marbella Opportunity Blending a prestigious location, substantial development prospects, and timeless Andalusian character, this villa represents a unique chance to create an exceptional residence or a high-value investment in one of Marbella's most desirable neighbourhoods.

### Orientation

- ✓ South
- ✓ South West

### Condition

- ✓ Good

### Pool

- ✓ Private

### Views

- ✓ Sea
- ✓ Mountain
- ✓ Panoramic

### Features

- ✓ Covered Terrace
- ✓ Private Terrace

### Furniture

- ✓ Optional

### Kitchen

- ✓ Fully Fitted

### Garden

- ✓ Private
- ✓ Landscaped

### Security

- ✓ Gated Complex

### Parking

- ✓ Garage
- ✓ More Than One
- ✓ Private

### Category

- ✓ Investment















