

## Sales - House - Marbella

# 850.000€

Marbella

House



5



3



224 m2

FANTASTIC TOWNHOUSE LOCATED IN ONE OF THE MOST SOUGHT-AFTER AREAS OF MARBELLA, Located just 400 meters from the beach and less than 2 km from Puerto Banús, it allows you to enjoy the sophisticated range of luxury boutiques, high-end restaurants such as Dani Garcia's El Tragabuches and El Baradero, among others, as well as leisure facilities and a tennis/paddle tennis club. It is also within walking distance of the charming town of San Pedro de Alcántara. The property is distributed over 4 floors. On the main floor, you will find a spacious living room with an elegant open kitchen (completely renovated with quality furniture and appliances), a guest toilet, and a beautiful terrace with a barbecue area. On the first floor there are three bedrooms, one of which is en suite, plus an additional bathroom. On the third floor there is a wonderful attic with a terrace (with the possibility of incorporating part or all of this terrace into the house). On the ground floor of the house there is a final room for any type of use, such as a games room, cinema, gym, etc. Underground parking for 2 cars.

### Setting

- ✓ Beachside
- ✓ Close To Shops
- ✓ Close To Sea

### Climate Control

- ✓ Air Conditioning
- ✓ Fireplace

### Garden

- ✓ Communal

### Orientation

- ✓ South East

### Features

- ✓ Fitted Wardrobes
- ✓ Near Transport
- ✓ Private Terrace
- ✓ WiFi
- ✓ Marble Flooring

### Security

- ✓ Gated Complex

### Condition

- ✓ Excellent

### Furniture

- ✓ Not Furnished

### Parking

- ✓ Garage

### Pool

- ✓ Communal

### Kitchen

- ✓ Fully Fitted





























