



Sales - House - Marbella
1.600.000€

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Community: 1,224 EUR / year

IBI: 1,000 EUR / year

 4

 3

 294 m2

 513 m2

Beautiful Andalusian-style villa with 4 bedrooms in one of the best residential areas of Marbella, just a 10-minute walk from the Starlite Festival and less than 10-minute drive from Puente Romano, Puerto Banús, the town center, and the beach. With Tourist License!! It features a private pool, garden, terrace with barbecue, and air conditioning in all rooms. It has 4 double bedrooms. 2 full bathrooms and 1 guest toilet. Also, a small gym. Ideal for a peaceful and well-connected holiday. You can enjoy your completely private pool and tropical garden. Air conditioning in all rooms. There are security cameras outside connected to the alarm system. Private and quiet residential complex with 24-hour security on weekends and all-night security on weekdays.

Setting ✓ Close To Golf ✓ Close To Town ✓ Close To Schools ✓ Close To Forest ✓ Urbanisation	Orientation ✓ East ✓ South East ✓ South	Condition ✓ Good ✓ Recently Renovated ✓ Recently Refurbished	Pool ✓ Private
Climate Control ✓ Air Conditioning ✓ Central Heating ✓ Fireplace	Views ✓ Mountain ✓ Panoramic ✓ Garden ✓ Pool ✓ Forest	Features ✓ Covered Terrace ✓ Fitted Wardrobes ✓ Private Terrace ✓ Satellite TV ✓ WiFi ✓ Gym ✓ Games Room ✓ Paddle Tennis ✓ Guest Apartment ✓ Storage Room ✓ Utility Room ✓ Ensuite Bathroom ✓ Marble Flooring ✓ Barbeque ✓ Double Glazing ✓ Staff Accommodation ✓ Basement ✓ Fiber Optic	Furniture ✓ Fully Furnished ✓ Part Furnished ✓ Not Furnished ✓ Optional
Kitchen ✓ Fully Fitted	Garden ✓ Private ✓ Landscaped ✓ Easy Maintenance	Security ✓ Gated Complex ✓ Alarm System ✓ 24 Hour Security ✓ Safe	Parking ✓ Garage ✓ More Than One ✓ Private
Utilities ✓ Electricity ✓ Drinkable Water ✓ Telephone ✓ Gas	Category ✓ Bargain ✓ Cheap ✓ Distressed ✓ Holiday Homes ✓ Investment ✓ Reduced ✓ Resale		

































