

Продажа - Дом - New Golden Mile

4.200.000€



Ref.-ID: MIBGR5234575

New Golden Mile

Коммунальные: 7,200 EUR / год

ИБИ: 1,860 EUR / год



5



6



539 m²

Дом



1275 m²

This magnificent traditional-style villa is located in the exclusive New Golden Mile, within the prestigious El Presidente community, just 50 metres from the beach and its newly built seaside promenade. The location is exceptional, surrounded by all kinds of amenities and only five minutes' drive from Puerto Banús and ten minutes from both Marbella and Estepona. The property sits on a 1,275 m² plot and offers 539 m² built, including 461 m² of internal living space and 80 m² of terraces, all facing south to ensure exceptional brightness throughout the day. Upon entering the villa, you are greeted by a spacious and luminous main living room featuring large windows that fill the space with natural light and provide seamless access to the terrace and the beautifully maintained garden. On this floor there is also a cozy tea room, a generous kitchen and dining area, a laundry room, a bedroom with an en-suite bathroom and walk-in wardrobe, as well as a guest bathroom. A large garage and several storage areas complement this level. The upper floor hosts the remaining four bedrooms, all exceptionally spacious, each with its own en-suite bathroom and direct access to large terraces that benefit from the south-facing orientation and pleasant open views. The property stands out for its charming traditional architecture, high ceilings, excellent condition and abundant natural light in every corner. This is a unique home, perfect as a family residence or as an investment opportunity in one of the most sought-after locations on the Costa del Sol. Furthermore, it is worth highlighting that owning this villa grants access to the comprehensive facilities of the El Presidente residential complex: five swimming pools, including a heated pool open year-round, as well as tennis and paddle courts, which not only enhance the daily living experience but also increase the property's appeal as an investment for vacation rentals or as a high-end second home.

Расположение	ОРИЕНТАЦИЯ	Состояние	бассейн	Климат-контроль	ВИД
✓ На побережье	✓ Юг	✓ Отличное	✓ Приватный	✓ Кондиционер холодного воздуха	✓ Горы
✓ Рядом с гольф-полем				✓ Кондиционер горячего воздуха	✓ Сад
✓ Рядом с магазинами				✓ Центральное отопление	✓ Бассейн
✓ Рядом с морем				✓ Камин	✓ Улица
✓ Рядом с городом					
✓ Близко к школам					
✓ Рядом с лесом					
Особенности	Мебель	Кухня	Сад	меры безопасности	Парковка
✓ Крытая терраса	✓ Частично меблированный	✓ Полностью оборудованная	✓ Приватный	✓ Домофон	✓ Гараж
✓ Встроенные шкафы				✓ Сигнализация	✓ С навесом
✓ Рядом с транспортом					✓ Приватная
✓ Приватная терраса					
✓ Кладовка					
✓ Подсобное помещение					
✓ Ванная комната					
✓ Мраморные полы					
✓ Двойные стеклопакеты					
✓ Бесплатный автобус					
✓ Оптическое волокно					
Категория					
✓ Первая линия пляжа					
✓ Инвестиции					
✓ Элитная					