Costas & Casas
Marbella Real Estate

Oasis Business Center, Our Space, Of.9
Golden Mile - 29602 Marbella
Tel. +34 952 908 759
info@costas-casas.com
www.costas-casas.com










## For Sale: Well-Appointed, Spacious and Fully-Renovated Villa in Marbella city

Marbella Area

House | Plot 1140 m² | Built 528 m² | Terrace 230 m² | 5 | 5 | Ref. 112387

**1.095.000 €**

This document is for information purposes only and may be subject to errors, omissions, changes in price or withdrawal without prior notice, and do not from part of any contract. The price does not included purchase costs.

Costas & Casas
Marbella Real Estate

Oasis Business Center, Our Space, Of.9
Golden Mile - 29602 Marbella
Tel. +34 952 908 759
info@costas-casas.com
www.costas-casas.com

## For Sale: Well-Appointed, Spacious and Fully-Renovated Villa in Marbella

Exceedingly well-located, large, south-facing villa spread over no less than five easily navigable levels on a prime location close to a wide range of amenities and with the neighbourhood grocery shop only short stroll away.

This property has been carefully and lovingly renovated by its present owner. The work finished only weeks ago and resulted in a striking and pleasing contrast between the classic Andalusian-style exterior and an inside dominated by a modern design of straight clean lines and open spaces.

Sitting on an oversized and slightly elevated plot of 1,140m2, the villa offers views of both the Marbella cityscape and the Mediterranean Sea beyond. The fully grown gardens contain a swimming pool, barbeque area and a tool shed, cum pool house, in the back. A fully-automatic irrigation system ensures buoyant greens all year long. Parking space for up to five vehicles is provided as well.

Inside, the villa boasts no less than five ample bedrooms, four of which are provided with luxurious en-suite bathroom featuring brand-new, top-quality hardware. The fifth bedroom, on the uppermost floor, includes a large sitting/lounging area with a fireplace, built-in shelves and a wide window offering sea views.

Downstairs in the basement a large empty space may accommodate a fully-equipped fitness centre. This could also be the ultimate home for a garage band complete with home studio.

On the ground floor, the large living room is complemented by both an entertainment room and an ample dining room. The adjacent verandas and terraces cover over 230m2 and include a cosy outside dining area. The fully-fitted and furnished kitchen has two pantries, a breakfast nook and is equipped with a full suite of up-to-date appliances. A guest lavatory, spacious reception hall and a very large family room with annex bar complete the downstairs floor plan. At the centre of the building is an enclosed, sun-drenched patio for ultimate privacy.

Four electric fireplaces ensure ambiance and warmth. A full-fledged air conditioning system provides cooling in summer and heating during the short winters. The entire house has been pre-wired for phone, television, satellite and internet connections. All windows and their frames have been upgraded to include double glazing and rolling blinds.

Security is provided by a new alarm system and keypad operated locks on both the outside door and the entry to the main house. The entire perimeter is walled and fenced.

Main Features:

- 5 bedrooms plus 4 en-suite bathrooms
- Guest lavatory
- Large living room with adjacent dining room and entertainment lounge
- Fully fitted and equipped kitchen with two pantries and breakfast nook
- Cellar with space for complete fitness centre

Sizes:

- Plot size: 1,140m2
- Built area: 440m2 plus 88m2 library / family room
- Patio: 38m2
- Terraces & verandas: 230m2
- Pool: 45m2

- Parking area: 120m2

Other Features:

- Alarm system and large (gun) safe
- 2 Fridge / freezers
- 5 Plasma flat-screen television sets
- 4 electric fireplaces
- Pool house / tool shed 10m2
- Fully automated irrigation system

SOLD

Costas & Casas
Marbella Real Estate

Oasis Business Center, Our Space, Of.9
Golden Mile - 29602 Marbella
Tel. +34 952 908 759
info@costas-casas.com
www.costas-casas.com








## For Sale: Well-Appointed, Spacious and Fully-Renovated Villa in Marbella city

Marbella Area

House | Plot 1140 m² | Built 528 m² | Terrace 230 m² | 5 | 5 | Ref. 112387 | **1.095.000 €**

This document is for information purposes only and may be subject to errors, omissions, changes in price or withdrawal without prior notice, and do not from part of any contract. The price does not included purchase costs.

Costas & Casas
Marbella Real Estate

Oasis Business Center, Our Space, Of.9
Golden Mile - 29602 Marbella
Tel. +34 952 908 759
info@costas-casas.com
www.costas-casas.com








## For Sale: Well-Appointed, Spacious and Fully-Renovated Villa in Marbella city

Marbella Area

House | Plot 1140 m² | Built 528 m² | Terrace 230 m² | 5 | 5 | Ref. 112387 | **1.095.000 €**

This document is for information purposes only and may be subject to errors, omissions, changes in price or withdrawal without prior notice, and do not from part of any contract. The price does not included purchase costs.

Costas & Casas
Marbella Real Estate

Oasis Business Center, Our Space, Of.9
Golden Mile - 29602 Marbella
Tel. +34 952 908 759
info@costas-casas.com
www.costas-casas.com








## For Sale: Well-Appointed, Spacious and Fully-Renovated Villa in Marbella city

Marbella Area

House | Plot 1140 m² | Built 528 m² | Terrace 230 m² | 5 | 5 | Ref. 112387 | **1.095.000 €**

This document is for information purposes only and may be subject to errors, omissions, changes in price or withdrawal without prior notice, and do not from part of any contract. The price does not included purchase costs.

Costas & Casas
Marbella Real Estate

Oasis Business Center, Our Space, Of.9
Golden Mile - 29602 Marbella
Tel. +34 952 908 759
info@costas-casas.com
www.costas-casas.com








## For Sale: Well-Appointed, Spacious and Fully-Renovated Villa in Marbella city

Marbella Area

House | Plot 1140 m² | Built 528 m² | Terrace 230 m² | 5 | 5 | Ref. 112387 | **1.095.000 €**

This document is for information purposes only and may be subject to errors, omissions, changes in price or withdrawal without prior notice, and do not from part of any contract. The price does not included purchase costs.

Costas & Casas
Marbella Real Estate

Oasis Business Center, Our Space, Of.9
Golden Mile - 29602 Marbella
Tel. +34 952 908 759
info@costas-casas.com
www.costas-casas.com










## For Sale: Well-Appointed, Spacious and Fully-Renovated Villa in Marbella city

Marbella Area

House | Plot 1140 m² | Built 528 m² | Terrace 230 m² | 5 | 5 | Ref. 112387 | **1.095.000 €**

This document is for information purposes only and may be subject to errors, omissions, changes in price or withdrawal without prior notice, and do not from part of any contract. The price does not included purchase costs.