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







Ready to move in, modern luxury houses for sale in a gated complex, close to the golf course and the centre of San Pedro in Marbella

Marbella Area

House | Plot 323 m² | Built 270 to 287 m² | Terrace 100 to 159 m² | 3 to 4 | 3 | Ref. 151604-G | **1.150.000 €**

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Modern luxury semi-detached villas for sale, near the golf course and within walking distance of San Pedro centre, Marbella

ONLY RESALES - READY TO MOVE IN

HIGHLIGHTS

- Ideal, practical location
- Within walking distance of the golf course and the centre of San Pedro with all its amenities
- Contemporary architecture with a spacious open plan living room with high ceilings
- Spacious covered and open terraces
- Large private garden with a private pool and/or plunge pool on the roof terrace
- Communal garden, swimming pool, gym and social area

THE LOCATION

Next to the golf course on the outskirts of San Pedro in the most western district of Marbella
At about **10 minutes stroll from the lovely village centre** where you will find all amenities and a car-free main street dotted with restaurants, bakeries, ice cream parlours and cosy terraces.
Next, on the edge of the centre, you will find the **modern and wide walking and cycling boulevard** that crosses San Pedro and is also equipped with numerous catering establishments
Within walking distance of the beach boulevard with its many beach restaurants and beach clubs and where you can walk or cycle as far as Puerto Banus and Marbella city
Within walking distance of an adjacent fantastic 18-hole golf course which is part of a golf resort with two 18-hole golf courses. There are half a dozen additional top golf courses less than 10 minutes away by car
A stone's throw away from a lake where you can practice some water sports
Only a few minutes' drive to Puerto Banus and 10 minutes to the centre of Marbella

THE COMPLEX

Gated and luxurious residential complex which features a subtropical communal garden and a stylish **outdoor swimming pool, children's pool, gym and social area**.
Boutique project with only 23 residences

THE SEMI-DETACHED VILLAS

Recently build houses in a contemporary style
Choice of a terraced house or a corner house
3 or 4 bedrooms depending on the type of property
3 or 4 bathrooms depending on the type of property
Guest toilet
Spacious covered and open terraces

All properties have a roof terrace with plunge pool
5 houses have a **private swimming pool** in the garden
3 houses have a **chill-out corner** on the lower terrace
South, west or north facing
Views of the surrounding greenery, and of **the golf course and the Mediterranean Sea** from the roof terrace
Hall
Spacious **open plan living room with a 3-meter-high ceiling**
Fully equipped modern open plan kitchen with NEFF white goods
Basement with a garage for 2 cars, a storage room, utility room, hall, bathroom and a **multifunctional room** that can serve as a studio, gym, home cinema, etc.

Other features

Air conditioning for cooling and heating
Underfloor heating throughout the house by means of a heat pump
Home automation
Porcelain non-slip floor tiles (size 75x75cm) in the living area and on the terrace, making the floor inside and outside a whole
Built-in wardrobes
Hanging toilet in the bathrooms
Pre-installation for an alarm system and CCTV
Videophone

Options at that time

Multi-purpose room, storage, bathroom in the basement
Solarium with plunge pool, barbecue and shower
3 bedrooms, 3 bathrooms
Private pool in garden
Furniture package

DIMENSIONS AND PRICES

Plot: from 212 m2 to 501 m2
Built area: from 409 m2 to 534 m2
Net living area: from 244 m2 to 294 m2
Terrace: from 68 m2 to 148 m2
Gardens: from 323m2 to 493m2
Roof terrace: from 71 m2 to 86m2
Garage: from 38 m2 to 62 m2
At this moment for sale: 3 houses from €1.100.000 to €1.380.000
Prices and availability are subject to change. They may vary quickly, so please contact us for the most up-to-date information.

For an up-to-date overview of the available properties and/or an appointment for a viewing, please contact us!

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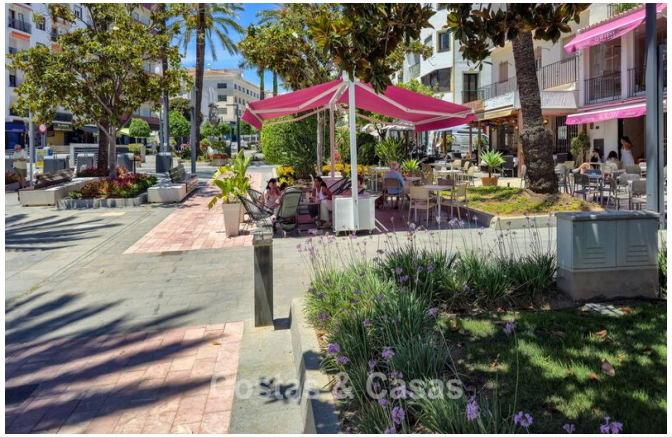
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