Costas & Casas
Marbella Real Estate

Oasis Business Center, Our Space, Of.9
Golden Mile - 29602 Marbella
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Frontline golf and beach villa for sale in Marbella West with unique golf and sea views! Reduced in price.

Marbella Area

House | Plot 1037 m² | Built 307 m² | Terrace 410 m² | 6 | 6 | Ref. 152217

2.650.000 €

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Villa for sale with direct access to the golf course and just steps away from the beach and facilities for sale in Guadalmina Baja in Marbella

SOLD

HIGHLIGHTS

- Enjoy rare golf and sea views!
- Situated directly on the golf course with private access
- Just steps away from the beach and beach clubs

THE VILLA

- **The flat plot of over 1,000m2 is located less than 200 metres from the beach and its beach clubs.**
- Due to its privileged position and **direct access to the golf course**, the villa almost forms a whole with its green surroundings.
- You have the pleasure of an **open golf and sea view!**
- Sunny **southwest** exposure.
- The villa is built in a rustic Andalusian style.
- You can renovate the villa or convert it into a modern style if you wish.
- The villa comprises 2 floors.
    - Ground floor:
        - Entrance through an antique double door
        - Spacious living room
        - Kitchen with breakfast corner
        - Staff suite
        - 2 bedrooms and 2 bathrooms
        - **covered terrace of 9 x 7 meters**
        - Garden and swimming pool
    - Upper floor:
        - 2 bedrooms and 2 bathrooms, with sitting room and fireplace
        - Open terrace
- **A stone's throw from the beach and within walking distance of several beach clubs and beach bars**

Other features:

- Air conditioning for cooling and heating
- Double glazed windows
- Carport for 4 cars
- Alarm system
- Storage room

THE LOCATION

- Guadalmina Baja is one of the most famous and consolidated areas on the Costa del Sol. Traditionally one of the most sought-after areas by the Spanish aristocracy, it is home to some of the most impressive villas in Marbella.
- Guadalmina Baja is bordered to the north by the A7 motorway, to the south by the sea, and to the east and west by the Guadalmina golf course.
- On the coastal road you will find the local commercial centre and an international school. Within a few minutes' drive you can be in the lively and well-renovated San Pedro with all its amenities, numerous restaurants and tapas bars. A few minutes’ drive further is Puerto Banus.
- It is a flat urbanisation with beautiful streets and stately old and new villas.
- Furthermore, the urbanisation houses the four-star Hotel Guadalmina Spa and Golf Resort with its Beach Club and the ruins of the Roman thermal baths La Bóvedas from the 3rd century AD. The archaeological site amounts to 7000m2. Adjacent is the Dantonelas Beach Club and the Chiringuito (beach club) Macaao.
- Within walking distance in the neighbouring San Pedro are some well-known beach clubs such as El Ancla and Bora Bora, with the beach promenade to Puerto Banus and the centre of San Pedro.

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