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 villa for sale at walking distance to the beach and centre of San Pedro, Marbella

Marbella Area

House | Plot 514 m² | Built 250 m² | - | 4 | 4 | Ref. 155330

1.950.000 €

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High quality, luxury villa for sale in a contemporary style at walking distance from the beach and the centre of San Pedro, Marbella

PROPERTY HIGHLIGHTS

- Top location within walking distance of the beach and all amenities.
- Attractive indoor and outdoor areas with an open layout.
- Ready to move in.

THE LOCATION

- **Central location just a few minutes' walk from the animated beaches.**
- **Within walking distance of the promenade and the centre of San Pedro.**
- The centre of San Pedro, which is full of restaurants, tapas bars, shops and more, is within walking distance.
- For golf fanatics, Guadalmina golf can be reached within minutes.

THE VILLA

In figures:

- Plot size: 514m²
- Total built-up area: 250m²
- 4 Bedrooms
- 4 Bathrooms

General:

- Flat, fenced plot.
- The manicured, landscaped garden with plenty of greenery and a private swimming pool are in complete harmony with the villa.
- Attached pergola terraces with sufficient space for installing lounges.

- Covered terrace with dining table.
- Extensive roof terrace with panoramic views of the surroundings, mountain scenery and partly of the Mediterranean Sea.

The villa itself:

- **Recently constructed villa in new condition**.
- All materials and facilities are of the highest quality.
- **Modern design with both interior and exterior natural stone accent walls.**
- Calming, airy furnishing.
- Driveway accessible via an electric gate.
- Entrance with staircase.
- **Open-plan concept.**
- Spacious living area with TV lounge and fireplace.
- Open designer kitchen with cooking island and integrated dining area.
- The living area and the outdoor area are separated by folding glass windows, which results in very bright rooms.
- Cream-coloured marble interior and exterior floors.
- 4 Bedrooms and 4 bathrooms.
- Master suite with access to the terrace.
- A multifunctional room to furnish as desired.
- Laundry room.

Other features:

- Glass balustrades.
- Fitted wardrobes in the bedrooms.
- Alarm system.
- Outdoor lighting.

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