



Move-in ready, sophisticated boutique villa for sale within walking distance to the highly desirable Puerto Banus and San Pedro beach, Marbella
Marbella Area

🏠 House 📏 Plot 805 m² 🏠 Built 281 m² 🏠 Terrace 120 m² 🛏 4 🚿 4 # Ref. 155810

🏠 3.250.000 €

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 form part of any contract. The price does not include purchase costs.

Luxury villa for sale a few steps away from the beach and within walking distance of amenities near Puerto Banus and San Pedro in Marbella

PROPERTY HIGHLIGHTS

- Recently fully renovated.
- Prime location within walking distance to the beach and all amenities.
- Light, space and absolute privacy.
- The villa has everything you need to enjoy a carefree luxury life.
- Ready to move in!

THE LOCATION

- **Central location just a few minutes' walk from the animated promenade and sandy beaches.**
- **The centre of San Pedro, with numerous restaurants, tapas bars, shops and more, is at walking distance.**
- For golf lovers, Guadalmina Golf can be reached in a few minutes.

THE VILLA

In figures :

- Plot size: 805m²
- Built-up area: 281m²
- Surface terraces: 120m²
- Bedrooms: 4
- Bathrooms: 4
- 2 floors

General :

- Flat, fenced plot.
- Manicured landscaped garden with a private pool surrounded by loungers.
- Open terraces on the ground and upper floor.
- **Pergola terrace on the ground floor with an outdoor kitchen and an "al fresco dining" area.**
- **Pergola terrace on the upper floor with a chill-out.**
- **Southern orientation.**
- Views of the garden and surrounding area.
- Privacy.

The villa itself :

- **Detached villa, designed in modern style with a Mediterranean touch here and there.**
- Finished with high-quality materials.
- Stylish and sleek interior design in interplay with natural colours and sustainable materials.
- Driveway leading to an indoor garage for 1 car.
- The entrance opens onto the open living space with the living and dining room, which connects to the fully equipped designer kitchen.
- High sliding windows generate plenty of natural light which manifests itself in airy and bright rooms.
- Natural stone floors.
- 4 bedrooms en-suite.

Other features:

- Gas fireplace.
- Fitted wardrobes.
- Installed Wi-Fi.
- Exterior lighting.

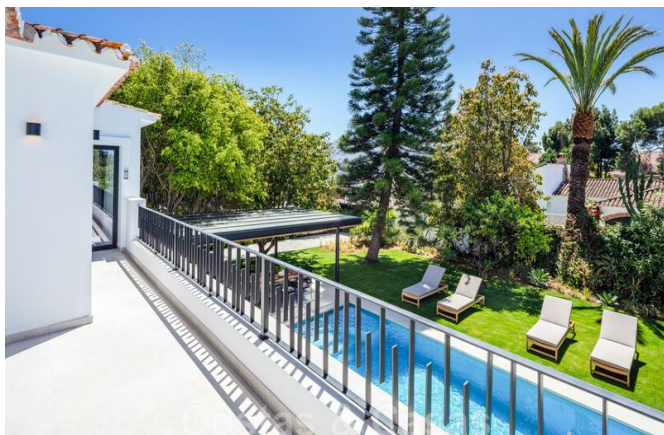


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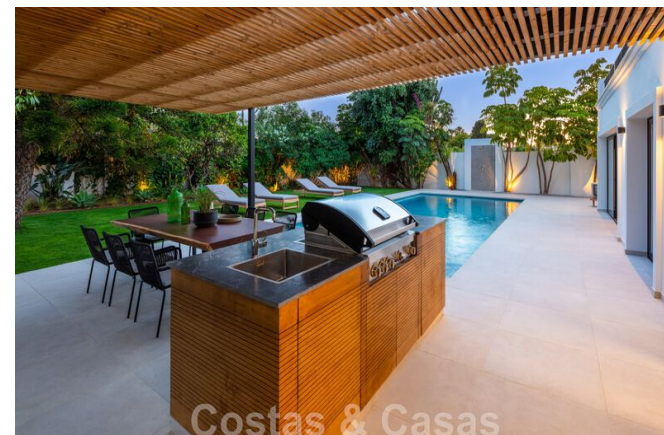


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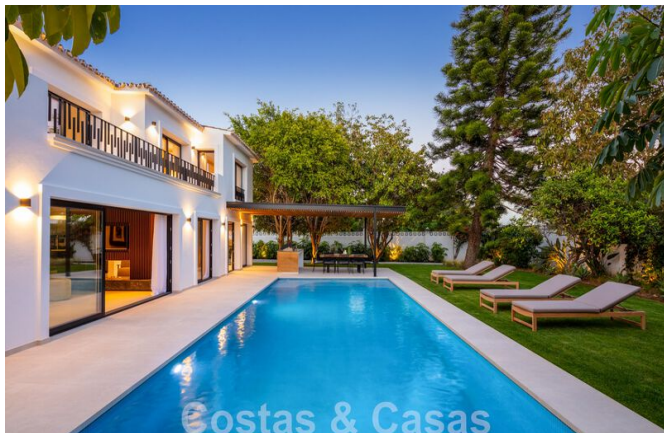


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