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







Modernist, semi-detached villa for sale a stone's throw from the beach near Puerto Banus in Marbella

Marbella Area

House | Plot 71 m² | Built 265 m² | Terrace 141 m² | 5 | 4 | Ref. 157190

2.395.000 €

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

Contemporary property with private garden and pool for sale within walking distance of the beach and Puerto Banus, Marbella

PROPERTY HIGHLIGHTS

- High quality, gated community.
- Beachfront between San Pedro and Puerto Banus.
- Contemporary, open building concept with refined interiors.
- Private garden with swimming pool.
- Spacious solarium with jacuzzi.
- Ideal as permanent residence or rental investment.
- Ready to move in.

THE LOCATION

Located in a quiet, **exclusive residential area 150 metres from the beach and within walking distance to Puerto Banus** with numerous sophisticated restaurants, bars, luxury boutiques and the El Corte Inglés department store.
Easy access to the A7 coastal highway that takes you 2 minutes to San Pedro, 15 minutes to Estepona and about 10 minutes to Marbella centre.
A wide range of golf clubs, supermarkets less than 10 minutes' drive away.
Close to several international schools.
A secure complex equipped with video surveillance cameras and security service.

THE VILLA

In figures:

Total built area: 265m²
Terrace surface area: 141m²
Garden: 71m²
Bedrooms: 5
Bathrooms: 4
3 floors + roof terrace

Description

Semi-detached villa located in a small complex with 14 semi-detached villas.

Modern contemporary architecture and decoration.
Private garden with swimming pool.
South-east orientation.
Recently built in 2021.
Floor-to-ceiling windows with recessed profiles.

Distribution

Ground floor

- Entrance hall with guest toilet.
- Open living space with TV lounge and integrated dining room.
- Open plan kitchen with cooking island with breakfast bar.
- Utility room.
- From the lounge area there is access to a covered terrace with a lounge and an 'al fresco' dining area.
- Storage room.

Upper floor

- Master suite with a dressing room, en suite bathroom and access to a private terrace.
- 2 bedrooms with a shared bathroom.

Lower floor

- Guest bedroom with adjacent bathroom.
- 2 multi-purpose rooms that can be freely arranged as additional bedroom, gym or relaxation area.
- Storage rooms, laundry room, technical room.
- Indoor garage for 2 cars.

Solarium

- 'Al fresco dining' area.
- A chill-out, jacuzzi and outdoor shower.

Other features:

Glass balustrades.
Air conditioning.
Fitted wardrobes.
Miele kitchen appliances.
Sun blinds on the terrace.
Mood lighting throughout the interior and exterior.
Alarm system with CCTV cameras**.**

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








Modernist, semi-detached villa for sale a stone's throw from the beach near Puerto Banus in Marbella

Marbella Area

House | Plot 71 m² | Built 265 m² | Terrace 141 m² | 5 | 4 | Ref. 157190 | 2.395.000 €

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







Modernist, semi-detached villa for sale a stone's throw from the beach near Puerto Banus in Marbella

Marbella Area

House | Plot 71 m² | Built 265 m² | Terrace 141 m² | 5 | 4 | Ref. 157190 | 2.395.000 €

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.