



**Spacious, single storey villa with traditional Andalusian style for sale in Elviria, Marbella East**  
Marbella Area

🏠 House 📏 Plot 1100 m<sup>2</sup> 🏠 Built 190 m<sup>2</sup> 🏠 Terrace 34 m<sup>2</sup> 🛏 3 🚿 2 # Ref. 168080

🏠 1.750.000 €

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.

## Villa for sale in Elviria on the east side of Marbella

**SOLD**

### HIGHLIGHTS

- Detached villa, built on one level.
- Just minutes from amenities and the beach.
- Open plan living space.
- Ready to move into.

### THE LOCATION

Situated in Elviria, a quiet, residential area, known for its peaceful atmosphere and family-friendly environment.

**Just a few minutes' drive from the beautiful sandy beaches and all local amenities.**

Golf courses, other sports facilities, beach clubs, schools, shops, restaurants and more can be reached within a short drive.

### THE VILLA

#### In figures:

Plot: 1,100m<sup>2</sup>  
Built area: 190m<sup>2</sup>  
Terrace area: 34m<sup>2</sup>  
Bedrooms: 3  
Bathrooms: 2  
Guest toilet

#### General:

A fully fenced and flat plot that offers plenty of possibilities.  
Manicured private garden with well-kept greenery.  
Indoor private pool surrounded by lawn.  
**South-west facing.**

Relaxing views of the lush garden.

## **Description:**

### **Detached villa with Mediterranean architecture.**

Bright interior thanks to high sliding windows that connect the indoor and outdoor spaces.

Carefully renovated in 2022.

A minimalist interior is accentuated by subtle, warm color accents.

### **Open plan living space.**

Practical, fully equipped kitchen with top appliances and a breakfast bar.

Integrated dining area.

3 bedrooms, 2 bathrooms and separate toilet.

High-quality Porcelanosa floors. Indoor garage for 1 car.

Carport for 1 car.

Other features:

Air conditioning.

Fireplace.

Blinds.

Solar panels.

Awnings on the terrace.

Outdoor shower.

Alarm system.



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