



**Traditional Spanish finca for sale in a green setting on Lake Istan, near Marbella, Costa del Sol**  
Marbella Area

🏠 House 📏 Plot 39125 m<sup>2</sup> 🏠 Built 467 m<sup>2</sup> 🏠 Terrace 395 m<sup>2</sup> 🛏 6 🚿 6 # Ref. 195200

🏠 4.995.000 €

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.

## Authentic, Andalusian finca for sale on Lake Istan, Costa del Sol

### HIGHLIGHTS

- Unique estate in a green oasis by the lake.
- Vast 4-hectare plot with development potential.
- Extensive views of the lake and the mountains.
- 6 bedrooms, 6 bathrooms.
- Ultimate privacy and tranquility.
- Move-in ready.

### THE LOCATION

Located in a green and peaceful area, just a few kilometers from Marbella's prestigious Golden Mile.

Within a 15-minute drive, you can reach the beach and all the amenities of Nueva Andalucía, Puerto Banús, and the Golden Mile, including supermarkets, golf courses, international schools, medical centers, and more.

Residents of the complex can enjoy beautifully landscaped communal gardens and a swimming pool.

### THE VILLA

#### In figures:

Plot size: 39,125m<sup>2</sup>  
Built area: 467m<sup>2</sup>  
Terrace area: 395m<sup>2</sup>  
Bedrooms: 6  
Bathrooms: 6

#### General:

**Giant 40,000m<sup>2</sup> plot with potential for further development or adaptation, for example, as a boutique hotel.**

Situated amidst unspoiled, lush nature, directly adjacent to the lake.

The plot features palm trees, olive trees, almond trees, and various other native plants.

Several sunny and covered terraces with various orientations.

Large, built-in private swimming pool.

A central **Spanish patio** with a **fountain** and colorful flowers creates an inviting atmosphere.

**Picturesque views of the lake and the surrounding mountain landscape.**

## **Description:**

**Spacious Spanish country house with traditional architecture.**

The use of **warm colors, terracotta, and wooden materials** gives both the interior and exterior a **Mediterranean charm.**

Multiple living areas.

Functional open-plan kitchen, fully equipped with top-of-the-line appliances and a seating island.

**6 bedrooms, 6 bathrooms.**

**A charming tower can be transformed into an additional bedroom, office, or creative space.**

**Possibility for indoor guest or staff quarters.**

Characteristic terracotta floors.

Storage room.

Laundry room.

Integrated garage.

Additional parking for several cars.

Other features:

Air conditioning for cooling and heating.

Central heating.

Fireplace.

Barbecue area.

Wooden beamed ceilings.

Double glazing.

Built-in wardrobes.



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