



**Stunning renovated 4-bedroom townhouse for sale with sea views, frontline beach location on Marbella's Golden Mile**

Marbella Area

🏠 House - 🏠 Built 157 m<sup>2</sup> 🏠 Terrace 121 m<sup>2</sup> 🛏 4 🚿 4 # Ref. 211212

🏠 3.950.000 €

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.

## Contemporary renovated corner townhouse just metres from the beach in Marbella

### HIGHLIGHTS

- Prime beachside location on Marbella's Golden Mile.
- Frontline beach townhouse with sea views.
- Gated community with 24-hour security and excellent facilities.
- Spacious rooftop terrace with mountain and sea views.
- 4 bedrooms, 4 bathrooms.
- Valid tourist rental licence.
- Ready to move into.
- **Rare opportunity!**

### THE LOCATION

Ideally situated in a highly sought-after beachfront urbanisation on Marbella's Golden Mile.

Just a few steps from the beach with direct access to the lively promenade.

The renowned hotspots Puente Romano and the Marbella Club Hotel are nearby, offering an extensive selection of luxury restaurants, beach clubs and stylish bars within easy reach.

Marbella town centre is within walking distance or approximately a 5-minute drive away, while Puerto Banús can be reached in around 7 minutes.

Residents enjoy beautifully maintained gardens, a large swimming pool, tennis and padel courts, and a children's playground.

### THE TOWNHOUSE

#### In figures:

Built area: 278m<sup>2</sup>

Interior area: 157m<sup>2</sup>

Terrace area: 121m<sup>2</sup>

Bedrooms: 4

Bathrooms: 4

#### Description:

**Exclusive corner townhouse featuring a private enclosed garden.**

Luxuriously renovated using high-quality materials throughout.

An ideal **south-facing orientation**.

**Magnificent views of the iconic La Concha mountain and the Mediterranean Sea from the rooftop terrace, with additional sea views from the living room.**

Glass balustrades provide uninterrupted views.

Sunny and covered terraces with lounge areas, as well as a spacious rooftop terrace.

Large windows flood the property with natural light.

**Open-plan living area** with a TV lounge and integrated dining space.

On the **upper floor, there is a second lounge** fitted with flexible glass curtains that can be fully opened.

Modern fully fitted kitchen equipped with Siemens appliances.

**4 bedrooms and 4 bathrooms.**

Parking available within the secure grounds of the complex.

Additional features:

Air conditioning for both cooling and heating.

**Warm wooden flooring.**

Built-in wardrobes.

Double glazing.

Glass balustrades.



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