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■■■■■ ■ Nueva Andalucía

■■■■■■■■■■: R3184408

■■■■■■■: 5

■■■■■■: 4

M²: 287

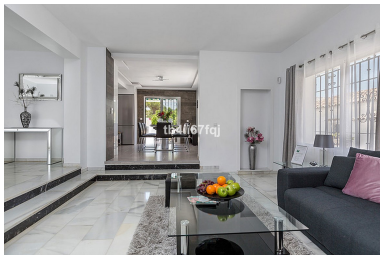
■■■■: 1 150 000 €

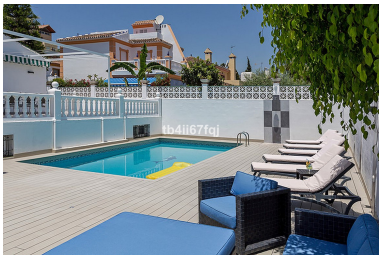
■■■■■■■: ■■■■■■■■

■■■■■■: ■■■■■■■■■■■■■■■

■■■■■■: ■■ ■■■■■■■

■■■■■ ■■■■■■■ : 10th ■■■■■■■ 2025





[redacted]:Villa in Nueva Andalucía, Marbella. Walking distances to restaurants. Of traditional Spanish style with contemporary air. With 5 bedrooms and 4 bathrooms. Plot of 502 m2 and constructed area of 286 m2, with different terraces of 109 m2. Orientation South-East. Climatized pool. Underfloor heating in bathrooms and kitchen. Air conditioning hot / cold by Split in each room. Fireplace in living room. It has been renovated with good taste and details. Views the pool and the street, quiet area. It is sold fully furnished with all the details, sofas, tables, beds, tv, bbq, etc. It is distributed in 3 levels, on the ground floor we have: the entrance hall, open plan living room with light and fireplace, which is perfectly integrated into an open gourmet kitchen, equipped with the best Miele appliances such as: steam oven, microwave, washing machine, electric water heater, equipped with all the equipment you need to cook. On this same floor we find 1 bedroom with bathroom en suite, and two other bedrooms with bathroom are upstairs. In the lower level - basement, with bright windows, we find the two remaining bedrooms (twins) with shared bathroom, which also has a "living room" with TV, seating area, a pool table and a bar. On the outside of the Villa we have a multi-level terraces with barbecue / outdoor dining area and heated pool complete the Villa. With all the comforts that this offers. Closed underground garage for 1 car, and another in the same entrance within the grounds of the Villa. Due to its location 2 km from Puerto Banús, for investors interested in obtaining a rental income, it is the best option. 45 km from the airports of Malaga and Gibraltar and 5 km by car to Puerto Banús, you can go on foot in 15 '. The beach is 1 km away with its promenade that reaches Marbella with nearby golf courses, schools and supermarkets.

[redacted]:

None, [redacted], [redacted], [redacted], None, [redacted] [redacted], [redacted] [redacted], [redacted] [redacted], [redacted] [redacted], [redacted], [redacted], [redacted], [redacted]