



# Detached Villa in Nueva Andalucía

Price **€ 1,150,000**

Bedrooms	<b>5</b>
Bathrooms	<b>3</b>
Build Size	<b>302 m<sup>2</sup></b>
Plot Size	<b>872 m<sup>2</sup></b>

## SETTING

- ✓ Close To Golf
- ✓ Close To Port
- ✓ Close To Shops
- ✓ Close To Sea
- ✓ Close To Town
- ✓ Close To Schools

## ORIENTATION

- ✓ South West

## CONDITION

- ✓ Excellent
- ✓ Good
- ✓ Renovation Required

## POOL

- ✓ Private

## CLIMATE CONTROL

- ✓ Air Conditioning
- ✓ Fireplace

## VIEWS

- ✓ Pool
- ✓ Urban
- ✓ Street

## FEATURES

- ✓ Covered Terrace
- ✓ Fitted Wardrobes
- ✓ Private Terrace
- ✓ Gym
- ✓ Storage Room
- ✓ Utility Room
- ✓ Ensuite Bathroom
- ✓ Barbeque
- ✓ Basement

## FURNITURE

- ✓ Fully Furnished
- ✓ Optional

## KITCHEN

- ✓ Partially Fitted

## GARDEN

- ✓ Private

## PARKING

- ✓ Private

## UTILITIES

- ✓ Solar water heating

We present this wonderful villa in the heart of Nueva Andalucía, just a few steps from all amenities, schools, restaurants, golf courses and a few minutes from Puerto Banus. A unique opportunity to acquire a large house in one of the most exclusive and demanded areas of Marbella.

The house was completely renovated in 2015 within it, including plumbing and electrical installation, so it is ready to move in. It is distributed on two floors and offers 5 large bedrooms and 3 bathrooms (2 of them en suite), with a constructed area of 302 m2 on a plot of 570 m2.

Among its attractions are two large terraces with south and southwest orientation, ideal for enjoying the sun all day, in addition to a large outdoor area and another area to park several cars comfortably.

The plot also provides the possibility of redesigning the garden, building a swimming pool or creating different outdoor leisure areas, which makes this villa a magnificent choice for both family residence and investment. It also has a raw ground floor that opens a host of possibilities: from enabling an underground garage with direct access from the main street, to design a private gym, a cinema room, spa or games area...

In short, a property with a location-space-price ratio that is difficult to find in Nueva Andalucía.

[View Property Online](#)

## GALLERY







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