



Detached Villa in Marbella

Price **€ 1,495,000**

Bedrooms	4
Bathrooms	4
Build Size	264 m²
Terrace	100 m²
Plot Size	1455 m²

SETTING

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

ORIENTATION

- ✓ North East
- ✓ South West
- ✓ South East
- ✓ West
- ✓ South

CONDITION

- ✓ Excellent
- ✓ Good

POOL

- ✓ Private

CLIMATE CONTROL

- ✓ Air Conditioning

VIEWS

- ✓ Sea
- ✓ Panoramic
- ✓ Forest
- ✓ Mountain
- ✓ Garden
- ✓ Country
- ✓ Pool

FEATURES

- ✓ Covered Terrace
- ✓ Storage Room
- ✓ Fitted Wardrobes
- ✓ Ensuite Bathroom
- ✓ Private Terrace

FURNITURE

- ✓ Optional

KITCHEN

- ✓ Fully Fitted

GARDEN

- ✓ Private

SECURITY

- ✓ Alarm System

PARKING

✓ Private

CATEGORY

✓ Holiday Homes

✓ Investment

✓ Luxury

✓ Reduced

✓ Resale

Modern Villa Surrounded by Nature with Panoramic Sea Views in El Rosario, Marbella

Wake up to birdsong, uninterrupted views and complete tranquillity, while remaining only minutes from Marbella's beaches, restaurants, golf courses and everyday amenities.

This beautifully presented four-bedroom, occupies an exceptionally private position in the green hills of El Rosario, Marbella East. Surrounded by nature and overlooking the valley towards the Mediterranean Sea, the property offers a rare combination: the peace and privacy of a countryside retreat with the convenience of Marbella close at hand.

The villa is set on a generous 1,091 m² plot and has a registered constructed area of 264 m², according to the cadastral information. The property was constructed in 2010.

Thanks to its favourable orientation, the home receives abundant natural light throughout the day. Its modern, fresh interior, open atmosphere and large windows allow the surrounding landscape and sea views to become an integral part of the living experience.

The accommodation comprises four spacious bedrooms and four bathrooms, providing excellent flexibility for families, guests or those wishing to work from home. The attractive entrance immediately creates a welcoming impression, while the main living areas flow naturally towards the terraces, garden and private swimming pool.

Outside, several areas have been created for relaxing, dining and enjoying the exceptional Costa del Sol climate. Whether starting the morning with coffee while listening to the birds, spending the afternoon beside the pool or enjoying the sunset over the valley and Mediterranean, this is a property designed for effortless indoor-outdoor living. A further advantage is the potential to create an additional room or guest accommodation on the rooftop terrace, should more space be required. Any extension or change of use would, of course, remain subject to the corresponding technical assessment and planning permission.

Peaceful living close to everything

El Rosario is one of the most established residential areas of Marbella East, known for its spacious villas, natural surroundings, views and peaceful atmosphere. It offers a desirable balance between privacy and accessibility, with beaches, international schools, restaurants, supermarkets and several renowned golf courses within easy reach. Similar properties in the area consistently highlight precisely this combination of tranquillity, sea views and proximity to Marbella as one of El Rosario's principal attractions.

The beach is approximately 3.5 kilometres away, while Marbella town centre is around 9 kilometres from the property; the supplied route indications show estimated driving times of approximately 10 and 15 minutes respectively, depending on traffic.

The villa would make an outstanding permanent family residence, a comfortable holiday home or a potentially attractive property for holiday rentals. Any tourist-rental activity would be subject to the applicable municipal, regional and community regulations and the corresponding registration or licence requirements.

Properties offering this degree of privacy, natural beauty and open views, without sacrificing quick access to Marbella and the coast, are increasingly difficult to find.

Viewing is highly recommended to fully appreciate the setting, atmosphere and views. Appointments can be arranged quickly and easily. Contact us today to discover this unique El Rosario villa in person.

[View Property Online](#)

GALLERY







Vivi Real Estate | Calle Almendralejo de Jarales 5 Mijas Costa, 29640

Tel: +34 672 816 975

Email: sales@vivi-realestate.com | Web: www.vivi-realestate.com