



# Townhouse in Marbella

Price € 545,000

Bedrooms	4
Bathrooms	4
Build Size	193 m <sup>2</sup>
Plot Size	193 m <sup>2</sup>

## SETTING

- ✓ Town
- ✓ Close To Forest
- ✓ Close To Sea
- ✓ Close To Marina
- ✓ Close To Schools
- ✓ Urbanisation

## ORIENTATION

- ✓ West

## CONDITION

- ✓ Good
- ✓ Renovation Required

## POOL

- ✓ Private

## CLIMATE CONTROL

- ✓ Air Conditioning
- ✓ Fireplace
- ✓ U/F/H Bathrooms

## VIEWS

- ✓ Mountain
- ✓ Forest
- ✓ Panoramic
- ✓ Pool

## FEATURES

- ✓ Covered Terrace
- ✓ Private Terrace
- ✓ Storage Room
- ✓ Basement
- ✓ Fitted Wardrobes
- ✓ WiFi
- ✓ Utility Room
- ✓ Near Transport
- ✓ Games Room
- ✓ Barbeque

## FURNITURE

- ✓ Not Furnished

## KITCHEN

- ✓ Fully Fitted

## GARDEN

- ✓ Private

## SECURITY

- ✓ Entry Phone

## PARKING

- ✓ Garage
- ✓ Street

## UTILITIES

- ✓ Electricity
- ✓ Gas
- ✓ Drinkable Water
- ✓ Telephone

## CATEGORY

- ✓ Bargain
- 

Wonderful 193 m<sup>2</sup> built townhouse, designed to offer maximum comfort, privacy, and space for families with children and pets. The property stands out for its excellent layout across 3 floors plus a large multi-purpose basement, as well as its abundant natural light thanks to its West-facing orientation, which guarantees excellent sunshine and bright spaces.

Layout and Main Features:

**Private Outdoor Areas:** The property features two large terraces (one on the ground floor and another penthouse-style terrace) with unobstructed views, in addition to a private outdoor area with its own pool and barbecue, perfect for family leisure and gatherings.

**Bedrooms and Bathrooms:** It offers 4 bedrooms (with the option to adapt a 5th room according to your needs) and 3 full bathrooms.

**Multi-purpose Basement:** A large space perfect for use as a games room, storage area, or home cinema, with direct access to the garage.

Location and Surroundings:

The property is located in a very quiet and well-connected residential development. Its strategic location allows you to combine the peace of home with close proximity to all key amenities:

Just 5 minutes from the beach.

10 minutes from the historic center.

Close to hospitals, supermarkets, schools, and shopping areas.

A unique property due to its independence, spaciousness, and excellent location for everyday family life.

[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](mailto:sales@vivi-realestate.com) | Web: [www.vivi-realestate.com](http://www.vivi-realestate.com)