



## Villa for sale in Marbella

2,995,000 €

Reference: R5026135 Bedrooms: 3 Bathrooms: 3 Plot Size: 1,163m<sup>2</sup> Build Size: 364m<sup>2</sup>





## Costa del Sol, Nueva Andalucía

Rare opportunity to acquire a classic villa in perfect condition frontline to Royal Las Brisas Golf. As you enter you immediately feel that the house was built to very high standards where details and personal touches can be seen throughout. The main floor comprises of the open plan kitchen, dining area and livingroom all with access to the terrace area where you have amazing views over the 15 meter long heated infinity pool towards La Concha. On the same floor you have 2 bedrooms (originally 3), 2 bathrooms and a guest toilet. The first floor occupies the Master Suite with a beautiful private terrace enjoying the grand views. There is also direct access from the property onto Las Brisas Golf. The house has a large garage and carport. In the basement area you have a custom built bodega with room for hundreds of bottles, a laundry room and a storage which could be turned into a games room etc. This is a special property in a privileged location that has to be seen to be fully appreciated **\*\*PLEASE NOTE THAT THIS WAS ORIGINALLY A 4 BEDROOM HOUSE AND CAN EASILY BE CONVERTED BACK\*\***





Features:

Features

- Covered Terrace
- Private Terrace
- Storage Room
- Ensuite Bathroom
- Marble Flooring
- Double Glazing
- Utility Room
- Wood Flooring

Views

- Sea
- Mountain
- Panoramic
- Garden
- Pool

Kitchen

- Fully Fitted

Category

- Holiday Homes
- Luxury
- Resale
- Golf

Orientation

- South East

Setting

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

Garden

- Private

Climate Control

- Air Conditioning
- Fireplace
- U/F Heating

Pool

- Heated
- Private

Security

- Alarm System
- Electric Blinds