



## Bungalow for sale in Marbella

1,340,000 €

Reference: N7443   Bedrooms: 4   Bathrooms: 4   Plot Size: 197m<sup>2</sup>   Build Size: 340m<sup>2</sup>   Terrace: 88m<sup>2</sup>



PARCELA 2.3 PORTAL 10 / PLANTA BAJA PUERTA A		
	SUP. UTE. INT.EXT.	
Recibidor	5,40 m <sup>2</sup>	int.
Cocina	9,00 m <sup>2</sup>	int.
Dormitorio 1	12,00 m <sup>2</sup>	int.
Baño-Corredor	3,22 m <sup>2</sup>	int.
Escalera	3,00 m <sup>2</sup>	int.
Aire acond.	2,30 m <sup>2</sup>	ext.
Dormitorio 2	19,00 m <sup>2</sup>	int.
Dormitorio 3	14,40 m <sup>2</sup>	int.
Dormitorio 4	12,00 m <sup>2</sup>	int.
Baño principal	6,00 m <sup>2</sup>	int.
Baño 2	4,27 m <sup>2</sup>	int.
Baño 3	4,27 m <sup>2</sup>	int.
Baño 4	7,91 m <sup>2</sup>	int.
Bodega	7,50 m <sup>2</sup>	int.
Piscina	81,70 m <sup>2</sup>	ext.
Terraza	4,80 m <sup>2</sup>	ext.
Placina	11,64 m <sup>2</sup>	ext.
Jardín	197,23 m <sup>2</sup>	ext.
 Superficie terreno: 219,23 m <sup>2</sup>		
Superficie construida interior: 214,20 m <sup>2</sup>		
Superficie construida exterior: 250,31 m <sup>2</sup>		
Superficie total construida: 464,51 m <sup>2</sup>		
Superficie total construida con terrazas ni jardines: 271,40 m <sup>2</sup>		
Superficie total construida sin terraza ni jardines: 236,73 m <sup>2</sup>		
Superficie construida: 219,23 m <sup>2</sup> del BQIA		
Superficie construida: 214,20 m <sup>2</sup> del BQIA		





## Costa del Sol, Marbella (town)

Gated frontline golf development, on gentle hills in the outskirts of Marbella. 3 and 4 bedroom homes with large windows, and living room and kitchen integrated into an open-plan space that allows you to take advantage of natural light at every moment of the day. The terrace has been designed to integrate nature and the sea into your best moments. Extensive green areas under centenary pine trees, spa and gym, and 2 large swimming pools with solarium to enjoy the countless hours of sunshine that southern Spain has to offer. Marbella is considered the capital of the western Costa del Sol. Bathed by the sea and sheltered from the mountains, with splendid and extensive beaches with calm waters along 27 km of coastline, marinas, 21 golf courses, hospital, beach bars, and a wide gastronomic offer, from the typical beach bars and tapas bars to the most luxurious Michelin-starred restaurants. All this, added to its microclimate with 320 days of sunshine a year, makes Marbella one of the most sought after destinations to live in Spain.



## Features:

Features	Energy Rating	CO2 Emission Rating
Gym	B	B
Location: Coastal, Urbanisation		
WC: 1		
Views: Sea		
Private pool		
Parking - Space		
Near schools		
Communal Pool		
Near Commercial Center		
Near Golf / Golf Resort Property		
Gated		
Storage / Trastero		
Beach: 1200 Meters		
Terrace: 88 Msq.		
garden		
Near Trees		
Double Bedrooms: 4		
Useable Build Space: 203 Msq.		
Useable Build Space: 235 Msq.		