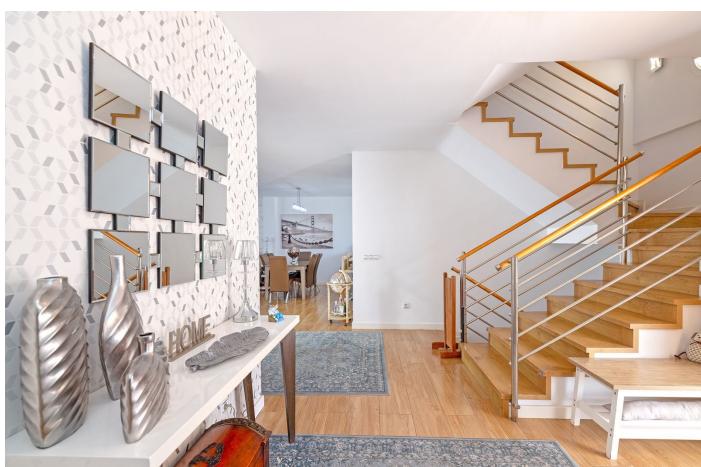




## Townhouse for sale in Marbella

885,000 €

Reference: R5184193   Bedrooms: 5   Bathrooms: 5   Build Size: 338m<sup>2</sup>





## Costa del Sol, San Pedro de Alcántara

Luxury Semi-Detached Villa in San Pedro Alcántara, Marbella Magnificent semi-detached villa ready to move into, ideal for families seeking comfort, security, and a privileged location. Situated in the prestigious area of San Pedro Alcántara, just a short distance from Guadalmina, this property combines contemporary design, high-quality materials, and excellent access to all services, schools, and leisure areas. With its south-facing orientation, the house enjoys exceptional natural light throughout the day. Located only 10 minutes' walk from the beach, 5 minutes from the centre of San Pedro Alcántara, and 10 minutes by car from Puerto Banús, it offers the perfect setting to enjoy the Marbella lifestyle in a peaceful and secure environment. With a built area of 238 m<sup>2</sup> on a 200 m<sup>2</sup> plot, the property is distributed across four levels, maximising space and natural light. It features six bedrooms, four bathrooms (with the possibility of adding a fifth), and two spacious garages. The main floor includes a bright and open living area, a separate dining room, and a modern fully equipped kitchen. The master bedroom comes with a large dressing room that could easily be converted into an additional bedroom if desired. The basement, fully refurbished, has been adapted as an independent apartment, ideal for guests or staff, and includes a bedroom, games room, and a large cellar or storage area. The property also offers a spacious entrance and porch, as well as a service entrance and utility area, providing great comfort and functionality. High-end features include electric security shutters, premium thermal aluminium windows, natural parquet flooring, home automation and alarm system, air conditioning, built-in wardrobes, and a reinforced security door. Located in a quiet and secure residential area, this home is surrounded by shops, restaurants, supermarkets, and all essential services. Nearby are several prestigious international and bilingual schools, such as Laude San Pedro International College, Saint George's School, and Calpe School, as well as excellent public schools. A modern, elegant, and functional home, ready to move into, perfect for those seeking quality, security, and convenience in one of the most sought-after areas of Marbella.



## Features:

Features	Orientation	Climate Control
Covered Terrace	South East	Air Conditioning
Near Transport		Cold A/C
Private Terrace		Hot A/C
Satellite TV		Central Heating
Storage Room		
Ensuite Bathroom		
Double Glazing		
Fitted Wardrobes		
WiFi		
Utility Room		
Jacuzzi		
Barbeque		
Guest Apartment		
Access for people with reduced mobility		
Near Church		
Solarium		
Basement		
Staff Accommodation		
Features - Near Mosque		
Wood Flooring		
Views	Setting	Condition
Mountain	Close To Golf	Excellent
Courtyard	Close To Port	
	Urbanisation	
	Close To Shops	
	Close To Schools	
	Close To Sea	
	Close To Town	
	Village	
	Town	
Pool	Furniture	Kitchen
Room for Pool	Optional	Fully Fitted
Security	Parking	Category
Alarm System	Underground	Reduced
Electric Blinds	Private	With Planning Permission
Entry Phone	More Than One	Golf
	Covered	