



# Villa détachée à vendre à Marbella

4 200 000 €

Référence: R2653154    Chambres: 4    Bain: 4    Terrain: 3 000m<sup>2</sup>    Construite: 640m<sup>2</sup>





## Costa del Sol, Nagüeles

This villa presents an exceptional refurbishment opportunity to create your ideal family home.

Perfectly positioned in a prime area of the Golden Mile, it boasts a privileged south-facing orientation and is just a 5-minute drive from the beach, Puerto Banús, Marbella town, and all essential amenities.

Set on a generous plot, the 640 m<sup>2</sup> villa is distributed over two levels. The main floor features a welcoming entrance hall leading into a spacious and bright living room with sea views and direct access to the pool area, surrounded by a lush tropical garden. This level also includes a dining room, a fully equipped kitchen, and four generously sized bedrooms, each with its own en-suite bathroom.

Upstairs, a cozy study with a fireplace opens onto a large terrace that also offers beautiful sea and garden views.

The property provides ample exterior parking and a covered carport for up to three vehicles.



## Spécification:

### Caractéristiques

Terrasse couverte  
Terrasse privée  
Salle de bain  
Sol en marbre

### Vues

Mer  
Montagne  
Jardin

### Piscine

Private

### Jardin

Private

### Orientation

Sud

### Paramètre

Près du golf  
Proche des magasins  
Près des écoles  
Près de la ville

### Meubles

Partie fournie

### Parking

Garage

### Contrôle du climat

Climatisation  
A / C pré-installé  
Cold A / C  
A / C chaud

### Condition

Bien  
Rénovation requise

### Cuisine

Entièrement équipée

### Catégorie

Revente