



# Wohnung im Erdgeschoss zum Verkauf in Marbella

1.795.000 €

Referenz: R5293540 Schlafzimmer: 4 Badezimmer: 5 Grundstücksgröße: 159m<sup>2</sup> Garten: 239m<sup>2</sup> Terrasse: 89m<sup>2</sup>





## Costa del Sol, Marbella (town)

A rare 4-bedroom elevated ground-floor home in Santa Clara Homes, offering villa-style living with generous private outdoor spaces in a secure luxury community in Marbella East.

With a total built area of 239 m<sup>2</sup> and over 250 m<sup>2</sup> of private outdoor space, this exceptional property combines the comfort and convenience of an apartment with the privacy and space of a standalone villa. Thanks to its south-facing orientation, the home enjoys abundant natural light throughout the day.

The spacious open-plan living and dining area flows effortlessly onto a large covered porch, private garden, and private swimming pool, creating an ideal setting for outdoor living, entertaining, and relaxation all year round.

The property features four generous bedrooms and four bathrooms, offering flexibility for families, guests, or a home office.

A key highlight is the large basement of approximately 64 m<sup>2</sup>, providing excellent potential for a cinema room, gym, wine cellar, additional bedrooms, or extensive storage.

Additional features include:

Underfloor heating throughout

Gated luxury community

SPA, gym, and several communal swimming pools

Beautifully landscaped gardens

Two private parking spaces in the underground garage

One private storage room

Key ready – move in immediately

This is a rare opportunity to acquire a south-facing home with private pool and garden in one of the most desirable residential areas of Marbella, ideal as a primary residence, second home, or high-end investment.



## Eigenschaften:

### Merkmale

Überdachte Terrasse  
Aufzug  
Private Terrasse  
Lagerraum  
Privatem Badezimmer  
Marmorböden  
Doppelverglasung  
Einbauschränke  
Allzweckraum  
Fitnessstudio  
Sauna  
Keller

### Ansichten

Garten  
Schwimmbad

### Schwimmbad

Gemeinschaft  
Erhitzt  
Innenräume  
Privat  
Kinderpool

### Garten

Gemeinschaft  
Privat  
Angelegt  
Einfache Wartung

### Kategorie

Ferienwohnungen  
Luxus  
Zeitgenössisch  
Golf

### Orientierung

Süd

### Einstellung

In der Nähe von Golf  
Siedlung  
In der Nähe von Geschäften  
In der Nähe des Meeres  
In der Nähe der Stadt

### Möbel

Voll möbliert

### Sicherheit

Gated Complex  
Eingabetelefon  
Sicher

### Klimakontrolle

Klimaanlage  
Kalte a/c  
Heiße A/C.  
U/f Heizung

### Zustand

Exzellent  
Neubau

### Küche

Voll Ausgerüstet

### Parken

Unter Tage  
Garage  
Mehr als eine