



## Fristående villa till salu i Marbella

3 500 000 €

Referens: R4887253   Sovrum: 6   Badrum: 5   Komplot: 5 200m<sup>2</sup>   Bygga: 400m<sup>2</sup>   Terrass: 50m<sup>2</sup>







## Costa del Sol, Elviria

This property offers a unique opportunity for investors or those looking to develop an exclusive residential project in the prestigious area of Elviria. With a plot of 5,200m<sup>2</sup>, the land is mostly flat, with easy access and a slight southwest slope that provides open sea views. It is divided into two flat platforms: one to the south, where the pond is located, and another to the west, where the auxiliary service house is situated.

The plot has the potential to be divided into three independent plots, allowing for the construction of 3 individual villas or a complex of townhouses. With a minimum plot size of 1,000 m<sup>2</sup> in the area, this property offers an excellent opportunity to maximize return on investment.

The property currently includes a single-storey house with 6 bedrooms, 5 bathrooms, and spacious porches, as well as a garden with a heated pool, its own well, a pond with lighting, and an irrigation system. It also features auxiliary buildings such as a garage (170 m<sup>2</sup>), a service house (40 m<sup>2</sup>), and a workshop (20 m<sup>2</sup>).

Located in an exclusive area near white sandy beaches, golf courses, and the Elviria Shopping Center, the plot offers the possibility of being divided into three plots for building independent villas, maximizing the investment potential. With high-end services, international schools, restaurants, 24/7 security, and easy access to Marbella and 25 minutes to Málaga Airport, this property combines a privileged location with great investment potential. Elviria is the perfect place to live or invest.



## Funktioner:

### Orientering

Sydväst

### Skick

Renovering krävs

Restaurering krävs

### Kök

Fullmonterad

### Åsikter

Hav

Trädgård

Slå samman

Golf

### Slå samman

Uppvärmad

Privat

### Trädgård

Privat

### Miljö

Nära golf

Nära butiker

Nära skolor

Nära skogen

### möbel

Fullmöblerad

### Parkering

Garage

Mer än en

Täckt

### Kategori

Nedsatt

Investering

Återförsäljning

Förhandla

Billig

Golf

Bedrövad