## Sales - House - El Rosario

# 2.420.000€











**Ref.-ID: R5049835** | **El Rosario** | **House**

**IBI: 2,700 EUR / year** | **Rubbish: 300 EUR / year** | **6** | **6** | **460 m2** | **1100 m2**

Elegant Mediterranean Villa with Sea Views in El Rosario, Marbella Some homes impress with their size. Others create a feeling you'll never want to leave. Nestled in the prestigious residential area of El Rosario, this elegant six-bedroom villa combines timeless Mediterranean architecture with generous living spaces, complete privacy and beautiful sea views. Just minutes from Marbella's finest beaches, golf courses and international schools, it offers the perfect balance between tranquillity and convenience. Set on a private 1,100 m² plot, the villa offers approximately 460 m² of built area distributed over three levels. Bright open interiors, large panoramic windows and south-facing orientation fill every room with natural light throughout the day. The main living area features a welcoming lounge with fireplace, an elegant dining area and a fully equipped kitchen designed for both everyday living and entertaining. Six spacious bedrooms and six bathrooms provide exceptional comfort for family members and guests alike. Outside, beautifully landscaped gardens surround a private swimming pool, while several terraces invite you to enjoy outdoor dining, peaceful mornings and unforgettable Mediterranean sunsets. A charming barbecue pavilion creates the perfect setting for entertaining all year round. Additional features include air conditioning, wooden flooring, fitted wardrobes, storage room, WiFi, alarm system and private parking, making this an ideal permanent residence, holiday home or investment opportunity. El Rosario is one of Marbella East's most established residential communities, appreciated for its privacy, mature surroundings and excellent access to beaches, golf courses, restaurants, Marbella town centre and Málaga International Airport. A refined Mediterranean residence where comfort, elegance and lifestyle come together.

**Setting**
- ✔ Close To Golf
- ✔ Close To Schools

**Orientation**
- ✔ South Facing

**Condition**
- ✔ Excellent Condition
- ✔ Good Condition

**Pool**
- ✔ Private Pool

**Climate Control**
- ✔ Air Conditioning
- ✔ Fireplace

**Views**
- ✔ Sea Views
- ✔ Panoramic Views
- ✔ Garden Views
- ✔ Pool Views

**Features**
- ✔ Covered Terrace
- ✔ Fitted Wardrobes
- ✔ Private Terrace
- ✔ WiFi
- ✔ Storage Room
- ✔ Ensuite Bathroom
- ✔ Wood Flooring
- ✔ Barbeque

**Furniture**
- ✔ Fully Furnished
- ✔ Optional Furniture

**Kitchen**
- ✔ Fully Fitted Kitchen

**Garden**
- ✔ Private Garden

**Security**
- ✔ Alarm System

**Utilities**
- ✔ Electricity

**Category**
- ✔ Holiday Homes
- ✔ Investment
- ✔ Resale