

## Sales - House - Marbesa

### 2.295.000€



**Ref.-ID: R5164768**

**Marbesa**

**House**

**IBI: 2,950 EUR / year**

**Rubbish: 260 EUR / year**



**3**



**3**



**398 m2**



**1676 m2**

LOCATION! LOCATION! UNIQUE opportunity to own a charming villa on a DOUBLE PLOT (1,676m<sup>2</sup>) in the very sought-after area of Marbesa, just a short walk to the beach and Simbad restaurant. Enjoy breathtaking SEA VIEWS from GROUND LEVEL! The property offers flexible living across TWO LEVELS: Independent guest level with large windows, kitchen, bedroom, and bathroom overlooking the garden and pool. Main level with bright living/dining room on two levels, large kitchen, one bedroom + bathroom with a bath and master suite with ensuite bathroom (shower), bar area (easily converted to another bedroom), and covered terrace/BBQ leading to the pool, pool house & chill-out area. Outside, relax in the beautiful mature gardens, designed for the Mediterranean lifestyle. Parking: 2 large covered garages with windows & direct access to the property. 1 uncovered space + room for 3 additional cars behind the garden. This is a well-maintained hidden gem with incredible potential—perfect as a family home, holiday retreat, or investment. A must-see! Call us for a viewing today! It will be sold in no time! Detached Villa, Marbesa, Costa del Sol. 3 Bedrooms, 3 Bathrooms, Built 398 m<sup>2</sup>, Garden/Plot 1676 m<sup>2</sup>. Setting : Beachside, Close To Shops, Close To Sea, Close To Schools. Orientation : East, South East, South, South West, West. Condition : Good. Pool : Private. Climate Control : Air Conditioning. Views : Sea, Panoramic, Pool. Features : Covered Terrace, Fitted Wardrobes, Private Terrace, Guest Apartment, Double Glazing. Furniture : Optional. Kitchen : Fully Fitted. Garden : Private, Landscaped, Easy Maintenance. Parking : Garage, Covered, Open, More Than One, Private.

- Setting**
- ✓ Beachside
  - ✓ Close To Shops
  - ✓ Close To Sea
  - ✓ Close To Schools

- Features**
- ✓ Covered Terrace
  - ✓ Fitted Wardrobes
  - ✓ Private Terrace
  - ✓ Guest Apartment
  - ✓ Double Glazing

- Orientation**
- ✓ East
  - ✓ South East
  - ✓ South
  - ✓ South West
  - ✓ West

- Furniture**
- ✓ Optional

- Condition**
- ✓ Good

- Kitchen**
- ✓ Fully Fitted

- Pool**
- ✓ Private

- Garden**
- ✓ Private
  - ✓ Landscaped
  - ✓ Easy Maintenance

- Climate Control**
- ✓ Air Conditioning

- Parking**
- ✓ Garage
  - ✓ Covered
  - ✓ Open
  - ✓ More Than One
  - ✓ Private

- Views**
- ✓ Sea
  - ✓ Panoramic
  - ✓ Pool