

Sales - House - Marbella 1.550.000€ www.arbatestates.com +34 606 84 36 45 +34 602 51 80 97 info@arbatestates.com









Ref.-ID: R5126509

IBI: 1,642 EUR / year

Marbella

Rubbish: 62 EUR / year



5





311 m2



House

836 m2

Charming villa with great potential in Urb. El Mirador, Marbella Discover this charming detached villa full of potential in the peaceful area of El Mirador, just 3 km from Marbella town centre. A fantastic renovation opportunity to create your own Mediterranean dream home or to invest in an area with strong value growth. Set on an 836 m² plot with a mature garden, fruit trees and a 40 m² private pool, the property was built in 1980 with a solid structure that remains in excellent condition. It offers around 300 m² of living space distributed over two floors and a basement. The villa features five spacious bedrooms, four bathrooms (two en-suite), a bright living and dining area overlooking the garden, a fully equipped separate kitchen with patio access, and generous terraces for year-round outdoor living. There is also a carport for two vehicles, solar panels for hot water, and a private water tank. El Mirador, in the Valdeolletas area, is a quiet and family-friendly neighbourhood with excellent connections — close to international schools, public transport, supermarkets, sports clubs and top-class golf courses. With easy access to the AP-7 and N-340, Málaga city and the international airport are only 40 minutes away. A property with great potential and the chance to create something truly special in one of Marbella's most desirable areas. Contact us for more information or to schedule a private viewing.

Setting Suburban Commercial Area Close To Golf Close To Shops Close To Town Close To Schools Close To Forest Urbanisation	Orientation North East South West	Condition Renovation Required	Pool Private	Climate Control Air Conditioning
Features Covered Terrace Fitted Wardrobes Near Transport Private Terrace WiFi Storage Room Ensuite Bathroom Wood Flooring Marble Flooring Barbeque Basement	Furniture Optional	Kitchen Fully Fitted	Garden ✓ Private	Security Safe
Utilities Electricity	Category Investment			

Gas
Solar water heating

Resale

Views
Sea
Mountain
Garden
Pool
Urban
Street

Parking
Covered
More Than One
Private