

Sales - House - Hacienda Las Chapas
2.285.000€

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Ref.-ID: R5226580

Hacienda Las Chapas

House

IBI: 4,400 EUR / year

Rubbish: 210 EUR / year



6



6



842 m2



1700 m2

High-Yield Investment: Grand Villa with Boutique Aparthotel Potential in Marbella East We are proud to present an extraordinary property in the prestigious enclave of Hacienda Las Chapas, renowned for its luxury, 24-hour security, and Mediterranean charm. This is not just a home; it is a versatile investment opportunity with the rare potential to be operated as a Boutique Aparthotel or a high-end multi-unit rental residence.

Unique Concept: Luxury Living with Significant Income The villa's most compelling feature is its intelligent layout, designed for maximum flexibility and revenue generation: **4 Independent Apartments:** The property is currently configured into four fully autonomous units. In total you have 6 bedrooms and 6 bathrooms. Each apartment is equipped with its own private kitchen, en-suite bathroom, central heating, and air conditioning. The "Live & Rent" **Model:** The upper floor is perfectly suited as a magnificent master penthouse for the owner, while the three lower apartments can be rented out independently, offering enormous rental potential.

Boutique Aparthotel Potential: With a total of 4 kitchens and independent access points, this property is a turnkey solution for a small-scale luxury hotel business.

Seamless Conversion: While currently multi-functional, the architectural design allows for an easy conversion back into a massive, single-family grand villa if desired.

Year-Round Luxury & Wellness Designed to attract guests and provide comfort even in the winter months, ensuring a 365-day rental season: **Heated Oasis:** Features a large swimming pool, fully heated for winter use, alongside a private sauna.

Panoramic Vistas: Almost every apartment enjoys breathtaking panoramic sea views over the Mediterranean.

Sustainability & Tech: Equipped with solar panels for energy efficiency, central heating, and full climate control (Aircon throughout).

Future-Proof: Space is available and pre-configured for an elevator installation, connecting all levels for total accessibility.

Prime Location in Hacienda Las Chapas Situated in a quiet cul-de-sac, the villa combines total privacy with unbeatable connectivity: **Beach & Dining:** Only 5 minutes by car to Marbella's best dunes and top-tier chiringuitos. **Marbella Center:** A short 7-minute drive. **Puerto Banús:** 12 minutes away. **Málaga Airport:** Approximately 30 minutes.

Summary This is a rare find in Marbella East. Whether you are looking for a multi-generational family estate, a prestigious corporate retreat, or a high-yield investment property with a proven structure for independent rentals, this villa offers a unique combination of scale, charm, and profit potential.

PLEASE NOTE: THERE ARE SOME RENDERS JUST SHOW THE POSSIBILITIES!!

Setting : Close To Golf, Close To Shops, Close To Sea, Close To Schools, Close To Forest, Urbanisation. **Orientation :** East, South East, South, West. **Condition :** Excellent. **Pool :** Private, Heated. **Climate Control :** Air Conditioning, Central Heating, Fireplace. **Views :** Sea, Panoramic. **Features :** Covered Terrace, Private Terrace, Satellite TV, WiFi, Storage Room, Utility Room, Barbeque, Double Glazing, Basement, Fiber Optic. **Furniture :** Part Furnished. **Kitchen :** Fully Fitted. **Garden :** Private. **Security :** Alarm System, 24 Hour Security. **Parking :** Garage, More Than One, Private. **Utilities :** Electricity, Drinkable Water, Gas, Solar water heating. **Category :** Bargain, Luxury, Resale.

Setting

- ✓ Close To Golf
- ✓ Close To Shops
- ✓ Close To Sea
- ✓ Close To Schools
- ✓ Close To Forest
- ✓ Urbanisation

Features

- ✓ Covered Terrace
- ✓ Private Terrace
- ✓ Satellite TV
- ✓ WiFi
- ✓ Storage Room
- ✓ Utility Room
- ✓ Barbeque
- ✓ Double Glazing
- ✓ Basement
- ✓ Fiber Optic

Utilities

- ✓ Electricity
- ✓ Drinkable Water
- ✓ Gas
- ✓ Solar water heating

Orientation

- ✓ East
- ✓ South East
- ✓ South
- ✓ West

Furniture

- ✓ Part Furnished

Category

- ✓ Bargain
- ✓ Luxury
- ✓ Resale

Condition

- ✓ Excellent

Kitchen

- ✓ Fully Fitted

Pool

- ✓ Private
- ✓ Heated

Garden

- ✓ Private

Climate Control

- ✓ Air Conditioning
- ✓ Central Heating
- ✓ Fireplace

Security

- ✓ Alarm System
- ✓ 24 Hour Security

Views

- ✓ Sea
- ✓ Panoramic

Parking

- ✓ Garage
- ✓ More Than One
- ✓ Private