EK
ARBAT ESTATES

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

Orientation
- East Facing
- South East Orientation
- South Facing
- West Facing

Condition
- Excellent Condition

Pool
- Private Pool
- Heated Pool

Climate Control
- Air Conditioning
- Central Heating
- Fireplace

Views
- Sea Views
- Panoramic Views

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

Furniture
- Part Furnished

Kitchen
- Fully Fitted Kitchen

Garden
- Private Garden

Security
- Alarm System
- 24 Hour Security

Parking
- Garage
- Multiple Parking Spaces
- Private Parking

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

Category
- Bargain
- Luxury
- Resale