

**Sales - House - The Golden Mile**  
**1.350.000€**

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**Ref.-ID: R5397601**

**IBI: 1,442 EUR / year**

**The Golden Mile**

**Rubbish: 185 EUR / year**



**3**



**3.5**



**222 m2**

**House**

Spacious Renovated Townhouse on Marbella's Golden Mile - Walking Distance to the Beach This beautifully renovated townhouse is one of the larger homes within the sought-after gated community of Arco Iris, ideally located in the heart of Marbella's Golden Mile. Offering generous living space over four levels, modern Scandinavian-inspired interiors, and an unbeatable location, this is a perfect family home or holiday retreat. The property has been extensively refurbished in a stylish contemporary design, featuring a large open-plan kitchen, elegant bathrooms, and tasteful wallpaper finishes that create a warm and welcoming atmosphere throughout. The accommodation is distributed as follows: Ground Floor: Entrance hall, guest toilet, spacious living room with fireplace, and a large open-plan kitchen. From the living area, there is direct access to the generous east-facing terrace, which enjoys pleasant morning sun and is located just a few steps from the communal swimming pool. First Floor: Spacious master bedroom with en-suite bathroom and walk-in wardrobe. A large guest bedroom, an additional children's bedroom or office/storage room, and a guest bathroom. Top Floor: A charming bedroom with vaulted ceilings, an exceptionally large bathroom featuring a jacuzzi, and two private terraces with beautiful mountain views. Basement: Private garage with space for one to two cars, a storage room, and a versatile room with natural light that could be used as a cinema room, games room, gym, office, or additional accommodation. Arco Iris is a well-maintained gated community with attractive communal gardens and swimming pools, highly regarded for its prime Golden Mile location. Everything you need is within easy walking distance. The newly opened Forum Marbella, with its restaurants, cafés, Swedish bakery, and supermarket, is just a five-minute walk away. The renowned Puente Romano Resort and Nobu Hotel can be reached in approximately seven minutes on foot, while the beach and Golden Mile promenade are also within easy walking distance. Marbella's Old Town and Puerto Banús are both only a short drive away. A rare opportunity to acquire a spacious, move-in-ready townhouse in one of Marbella's most desirable residential areas.

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|--|---|---|--|--|---|
| <b>Setting</b> <ul style="list-style-type: none"><li>✓ Close To Sea</li><li>✓ Close To Town</li><li>✓ Urbanisation</li></ul>   | <b>Orientation</b> <ul style="list-style-type: none"><li>✓ East</li></ul>                             | <b>Condition</b> <ul style="list-style-type: none"><li>✓ Excellent</li><li>✓ Recently Renovated</li></ul> | <b>Pool</b> <ul style="list-style-type: none"><li>✓ Communal</li></ul>   | <b>Climate Control</b> <ul style="list-style-type: none"><li>✓ Air Conditioning</li><li>✓ Hot A/C</li><li>✓ Cold A/C</li><li>✓ Fireplace</li><li>✓ U/F/H Bathrooms</li></ul> | <b>Views</b> <ul style="list-style-type: none"><li>✓ Mountain</li></ul>   |
| <b>Features</b> <ul style="list-style-type: none"><li>✓ Fitted Wardrobes</li><li>✓ Games Room</li><li>✓ Storage Room</li><li>✓ Ensuite Bathroom</li><li>✓ Marble Flooring</li><li>✓ Basement</li></ul> | <b>Furniture</b> <ul style="list-style-type: none"><li>✓ Fully Furnished</li><li>✓ Optional</li></ul> | <b>Kitchen</b> <ul style="list-style-type: none"><li>✓ Fully Fitted</li></ul>                             | <b>Garden</b> <ul style="list-style-type: none"><li>✓ Communal</li></ul> | <b>Security</b> <ul style="list-style-type: none"><li>✓ Gated Complex</li></ul>  | <b>Parking</b> <ul style="list-style-type: none"><li>✓ Underground</li><li>✓ Garage</li><li>✓ Private</li></ul> |
| <b>Category</b> <ul style="list-style-type: none"><li>✓ Resale</li></ul>   |   |   |  |  |   |