EK
ARBAT ESTATES

Продажа - Дом - The Golden Mile

1.950.000€

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Ref.-ID: R5408644 | **The Golden Mile** | **Дом**

Коммунальные: 5,880 EUR / год | **ИБИ: 1,500 EUR / год** | **Мусор: 180 EUR / год**

4 | **3.5** | **325 m2**

Located within the exclusive gated community of Altos de Puente Romano, with 24-hour security and surveillance, this elegant south-facing townhouse enjoys one of the most desirable locations on Marbella’s Golden Mile. Just minutes from Puente Romano Resort, Marbella Club, Marbella’s finest beaches, renowned restaurants, international schools, and Puerto Banús, the property offers an exceptional combination of privacy, convenience, and Mediterranean lifestyle. Built in a timeless Mediterranean architectural style, the home stands out for its quality construction, generous proportions, and well-designed layout. Offering excellent natural light throughout the day thanks to its sought-after south-facing orientation, the property provides comfortable living spaces and outstanding potential for personalization. Distributed over several levels, the townhouse features four spacious bedrooms and three bathrooms, thoughtfully arranged to suit both family living and entertaining. The main level comprises a bright living and dining area with a fireplace and direct access to the private terrace and garden, creating a seamless indoor-outdoor living experience. The generously sized kitchen offers ample space and the opportunity to tailor it to the new owner's preferences. A guest toilet is also located on this floor. On the first floor, the spacious primary suite features a walk-in wardrobe, an en-suite bathroom, and access to a large private terrace. Two additional bedrooms, both with fitted wardrobes and terrace access, share a family bathroom. The upper level accommodates the fourth bedroom, benefiting from abundant natural light, fitted wardrobes, an en-suite bathroom, and direct access to the impressive private rooftop solarium. This floor also includes a laundry and storage area, as well as direct access to the private underground garage with space for two vehicles. One of the property's highlights is the expansive rooftop terrace, offering the perfect setting to create an outdoor lounge, entertainment area, or summer kitchen while enjoying Marbella’s year-round sunshine and pleasant surroundings. Residents enjoy beautifully maintained communal gardens, a large swimming pool, and the peace of mind provided by a secure gated community with 24-hour security, making Altos de Puente Romano one of the most sought-after residential developments on the Golden Mile. A rare opportunity to acquire a quality-built Mediterranean home with excellent orientation, outstanding potential, and an unbeatable location in one of Marbella’s most exclusive neighbourhoods.

ОРИЕНТАЦИЯ	бассейн	Особенности	Сад	Парковка	Категория
✔ на юг	✔ Коммунальный бассейн	✔ Ванная комната	✔ Частный сад	✔ Частная парковка	✔ Элитная