

# Semi-Vrijstaande Villa te koop in Marbella, Marbella Centro

4.400.000 €

Referentie: R4922131 Slaapkamers: 34 Badkamers: 28 Perceelgrootte: 918m<sup>2</sup> Terras: 100m<sup>2</sup>





## Costa del Sol, Marbella

Building for sale in Marbella's Old Town – A unique investment opportunity!

Privileged location:

Located in the heart of Marbella's Old Town, this building combines the charm of one of the most emblematic areas of the city with the convenience of being just a few steps from the sea and surrounded by all kinds of services. Marbella is internationally recognized as one of the most exclusive tourist destinations, attracting high-end visitors throughout the year.

A consolidated business:

This property has been successfully operated for years as a hostel, with an excellent reputation reflected in its 8.7 rating on Booking. In addition, it has multiple profitability options, making it an ideal investment for those looking to operate in the tourism sector in one of the most sought-after cities in Spain.

Located in the historic centre of Marbella, Hostal La Pilarica offers a unique experience just 300 metres from the beach, surrounded by bars and restaurants that reflect the city's vibrant and welcoming lifestyle.

Hostel Amenities:

24-hour reception for your comfort and assistance at any time.

Cozy rooms with air conditioning, simple décor, TV and private bathroom.

Free WiFi in public areas to keep you connected during your stay.

In the reception area you will find drinks vending machines, ideal for refreshing yourself after a day exploring Marbella.

Privileged location:

Just a 5-minute walk from the famous Plaza de los Naranjos, an icon of the city.

10-minute walk from the Marbella Bullring.

Couple rating:

This accommodation is especially popular with couples, who highlight its location with an excellent score of 9.6 for couples.

Building features:

- Total surface area: 918 m<sup>2</sup> + 100 m<sup>2</sup> of solarium terrace with privileged views.
- Distribution: Ground floor, first floor, second floor and terrace.
- Hostel: 24 fully equipped and operational rooms.
- Apartments: 3 independent apartments in the building, each with kitchen, living room, 2 bedrooms and terrace, ideal for holiday rental (capacity 4-6 people).
- Private housing: A 4-bedroom house with 2 bathrooms, living room, kitchen and a large patio of more than 50 m<sup>2</sup>, ideal for personal use or long-term rental.

???? Sustainability and comfort:

The building is equipped with solar panels, which guarantees low energy consumption and greater efficiency.

???? Sale price: €4,400,000

📄 Why invest in Marbella:

Marbella is one of the most popular tourist cities in Europe, famous for its privileged climate, beaches, culture and gastronomy.

High demand for accommodation throughout the year thanks to its appeal as a holiday and business destination.

Potential for sustained growth in the hospitality and tourism sector.

???? Don't miss this opportunity:

Acquiring this building is not only an investment in a consolidated business, but also in a unique lifestyle in a city that continues to grow as an international tourist reference. Contact us for more information or to arrange a visit.

## Kenmerken:

### Extra's

Overdekt terras  
Nabij transport  
Satelliet -tv  
Ensuite badkamer  
Dubbele beglazing  
24 -uurs receptie  
Gemonteerde kasten  
Solarium  
Wifi  
Gastappartement  
Bijkeuken  
Toegang voor mensen met  
verminderde mobiliteit

### Uitzicht

Zee  
Berg

### Meubilering

Volledig ingericht

### Voorzieningen

Elektriciteit  
Drinkbaar water  
Telefoon  
Gas  
Fotovoltaïsche zonnepanelen

### Zonorientatie

Zuidwesten

### Ligging

Commercieel gebied  
Strand  
Dicht bij de poort  
Dicht bij zee  
Dicht bij winkels  
Dicht bij de stad  
Dicht bij scholen  
Dorp

### Keuken

Volledig passend

### Categorie

Investering

### Klimaatbeheersing

Airconditioning

### Huidige Staat

Onlangs gerenoveerd

### Beveiliging

Gated Complex  
Alarmsysteem  
Elektrische jaloezieën  
Invoertelefoon  
Veilig