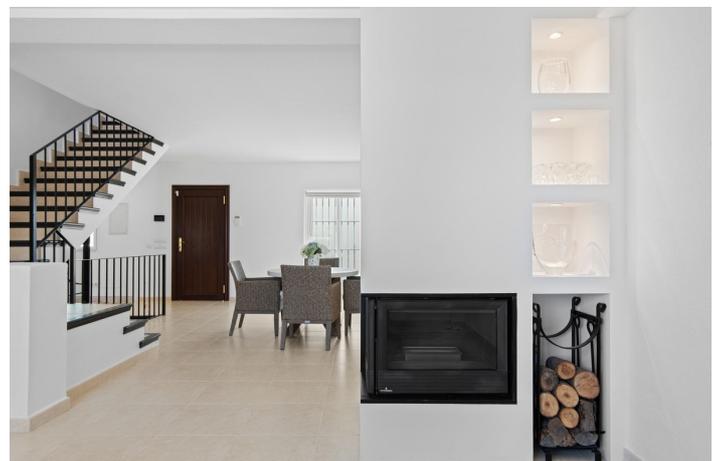




## Rækkehus til salg i Guadalmina Alta, Marbella West

799.000 €

Reference: R5319034 Soveværelser: 3 Badeværelser: 3 Grundstørrelse: 105m<sup>2</sup> Byg Størrelse: 152m<sup>2</sup> Terrasse: 25m<sup>2</sup>





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## Costa del Sol, Guadalmina Alta

We are pleased to present this fabulous semi-detached townhouse, full of character and ideally located in Guadalmina Alta, within walking distance of the well-known Real Club de Golf Guadalmina and close to shops, restaurants, and everyday amenities. It offers both convenience and a relaxed lifestyle.

The property combines modern living with charming traditional touches to create a comfortable and welcoming home. A private courtyard patio greets you as you enter through the gate. On the ground floor, there is a spacious living and dining area filled with natural light, along with a fully modernised urban-chic kitchen. From here, you can step out onto a covered terrace with incredible views over the golf course – a lovely spot for outdoor dining or relaxing.

Upstairs, the generous master bedroom, with vaulted ceiling, features a beautiful en suite bathroom and direct access through double glass doors to an open terrace. From here, you can enjoy wide views of the golf course and surrounding mountains.

The lower level, which can also be accessed from street level, includes a private closed garage for a designated golf cart parking area, and a separate laundry room. This floor also offers two double bedrooms – one with a shared bathroom and one en suite – making it ideal for family or guests.

For year-round comfort, top-of-the-line air-conditioning and heating units have been professionally installed in all bedrooms as well as the main living area, ensuring optimal climate control throughout the home. The property also benefits from internal and external alarm systems for extra security.

Adding a distinctive artistic touch, a fabulous and colourful mural painted by award-winning multidisciplinary artist Curro Leyton is located near the exterior garage – a true showpiece that enhances the property's unique character and visual appeal.

A well-presented property in a highly sought-after area, ready to move into and enjoy. Viewing is highly recommended.



## Funktioner:

### Funktioner

Dækket terrasse  
Privat terrasse  
Ensuite badeværelse  
Dobbeltvindue  
Monterede garderobereskabe

### Synspunkter

Bjerg  
Panoramisk  
Land  
Have  
Golf

### Møbel

Ikke møbleret

### Parkering

Privat

### Orientering

Syd

### Indstilling

Tæt på golf  
Tæt på butikker  
Tæt på byen  
Tæt på skoler

### Have

Privat

### Klimakontrol

Aircondition  
Ildsted

### Tilstand

Fremragende

### Sikkerhed

Alarmsystem