

## Detached Villa for sale in El Rosario, Marbella

1,895,000 €

Reference: R4330513 Bedrooms: 4 Bathrooms: 5 Plot Size: 1,054m<sup>2</sup> Build Size: 330m<sup>2</sup> Terrace: 270m<sup>2</sup>



## Costa del Sol, El Rosario

This villa is in one of Marbella's most established residential areas, El Rosario, just a 10-minute drive east of Marbella town centre.

Close to some of the resort's most alluring beaches, the neighbourhood offers sports, restaurants, shops and amenities while being close to a number of good international and Spanish schools.

Totally renovated in 2012 as a comfortable, contemporary luxury home, the property has been renovated to a high quality finish.

Sitting within a plot of 1054 m<sup>2</sup> the home is built over 3 levels and provides a generous 300 m<sup>2</sup> of living space plus a further 200m<sup>2</sup> of terraces.

You enter the home into a courtyard complete with palms and into the main doorway to the hallway and lounge beyond.

The ground floor comprises a light, airy living space with a contemporary lounge, elegant separate dining area and large, fully-fitted kitchen.

3 of the 4 bedroom suites are also to be found on the ground floor and as such enjoy direct views and access to the garden and pool area.

The ground floor living space is extended with a large terrace overlooking the gardens and ideal for al fresco dining.

The Master bedroom suite takes up the entire first floor.

Enjoying wonderful sea and golf views from the private 70m<sup>2</sup> terrace.

The en-suite bathroom is on-trend and the whole suite enjoys tranquillity and privacy along with the beautiful views.

The villa also has a basement of 30 m<sup>2</sup> which can be customized for your taste as a spare bedroom, games room or studio.

The garden covers 1054 m<sup>2</sup> and is accessed via steps down from the living room terrace.

With lawns, an outdoor lounge, barbecue area and a swimming pool with solarium, the garden is private and perfectly adapted to relaxation.

Complete with air-conditioning, the villa has a car port for 2 cars.

Southwest facing, the villa has sunshine all day and enjoys wonderful sunsets over La Concha mountain.

Conveniently located not far from a commercial centre, the villa is just a 4 minute walk away from shops, cafés and restaurants.

There is also a local tennis club, and the long white beaches are just a 5 minute drive away.

Close to the hospital, a large commercial centre and Marbella town centre, not surprisingly, El Rosario is a desirable residential area.

Early viewing of this complete and private home is recommended.

## Features:

### Features

Covered Terrace  
Private Terrace  
Satellite TV  
Ensuite Bathroom  
Double Glazing  
Fitted Wardrobes  
WiFi  
Utility Room  
Basement  
Fiber Optic

### Views

Sea  
Panoramic  
Garden  
Pool  
Golf

### Pool

Private

### Garden

Private  
Landscaped  
Easy Maintenance

### Utilities

Electricity  
Drinkable Water  
Telephone

### Orientation

South West

### Setting

Close To Golf  
Urbanisation  
Close To Shops  
Close To Schools  
Close To Forest

### Furniture

Fully Furnished

### Security

Gated Complex  
Alarm System

### Category

Investment  
Golf  
Luxury  
Resale

### Climate Control

Air Conditioning  
Cold A/C  
Hot A/C

### Condition

Excellent

### Kitchen

Fully Fitted

### Parking

Private  
Covered  
Open  
More Than One