



## Detached Villa for sale in San Pedro de Alcántara, Marbella

**1 400 000 €**

Référence: R4942390    Chambres: 4    Bain: 5    Terrain: 950m<sup>2</sup>    Construite: 250m<sup>2</sup>    Terrasse: 62m<sup>2</sup>







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## Costa del Sol, San Pedro de Alcántara

We are proud to represent this exclusive elegant and modern villa located beachside in the desirable area of San Pedro – The location is ideally situated within walking distance to the centre of San Pedro, which is full of fabulous bars & restaurants, the promenade & beach is also within walking distance, so no need for a car! – the area is residential so very peaceful and safe.

The villa is built on a generous plot of 950m<sup>2</sup> which has a well-maintained garden that includes a variety of fruit trees, planters & shrubs. There is a large free to form coverable swimming pool, outdoor shower and there is a very spacious area for entertaining and dining outdoors which has a separate build in BBQ, wine fridge and built-in sink unit. There is a spiral staircase where you can access the upper sun roof terrace to enjoy and capture the most amazing sunsets from here.

The property consists of 4 bedrooms and 5 bathrooms, on entering through the main door there is a very bright and spacious open plan living and dining area and kitchen which is large and has a range of base and wall mounted units and integrated appliances. The kitchen has an area for dining and a separate utility room, which houses the washing machine, dryer and boiler.

There are a further 3 more spacious bedrooms which are all en-suite – Guests can enjoy a separate WC/cloakroom on this same level – an inner corridor leads to adjoining covered garage and from the garage there is a security door leading onto to a further private terrace/Japanese garden which has been decked for ease of maintenance.

Stairs lead from the kitchen up to the Master bedroom which has an en-suite bathroom complete with stand along shower unit, W.C and sink unit – double glass patio doors lead onto an outdoor west facing terrace which captures the most amazing sunsets, and a view to the sea and mountains.

All rooms have air conditioning units which are hot & cold they also enjoy the added benefit of oil-based radiators in all rooms. Solar panels were recently installed and 67% of electricity comes from those panels. All windows have automatic shutter blinds and there are also iron wreckers fitted.



## Spécification:

### Caractéristiques

Terrasse couverte  
Près du transport  
Terrasse privée  
Télévision par satellite  
Salle de bain attenante  
Double vitrage  
Solarium  
Wifi  
Buanderie  
Fibre optique

### Vues

Mer  
Montagne  
Jardin  
Piscine  
Urban

### Piscine

Private

### Sécurité

Système d'alarme  
Stores électriques  
Téléphone d'entrée  
Safe

### Catégorie

Revente

### Orientation

Sud  
Ouest  
Sud-ouest

### Paramètre

En bord de mer  
Près du golf  
Près de la mer  
Proche des magasins  
Près de la ville  
Près des écoles  
Ville  
Village

### Cuisine

Entièrement équipé

### Parking

Garage  
Private

### Climatisation

Climatisation  
Cold A / C  
A / C chaud  
Salles de bain U / F / H

### Condition

Excellent

### Jardin

Private  
Entretien facile  
**Services publics**  
Électricité  
Eau potable  
Chauffage de l'eau solaire