



Detached Villa for sale in Nueva Andalucía, Marbella

2.500.000 €Referentie: R5193700 Slaapkamers: 3 Badkamers: 3 Plotgrootte: 1.626m² Perceelgrootte: 841m² Terras: 30m²



Costa del Sol, Puerto Banús

CHARMING CLASSIC VILLA IN THE HEART OF NUEVA ANDALUCÍA

This detached classic-style villa is located in one of the most established residential areas of Nueva Andalucía. It offers a functional layout

over two floors and outdoor areas designed for year-round enjoyment. From its cosy entrance courtyard to the garden with swimming pool and barbecue area, every corner is designed to combine comfort, character and quality of life. Ideal as a family residence or holiday home, with partial sea views and just a few minutes from Puerto Banús.

TERRACES, GARDEN AND SWIMMING POOL: SPACES TO ENJOY WITH THE FAMILY

The main terrace, closed with a glass curtain, is a versatile space that adapts to all seasons. Divided into several areas, an outdoor dining area and a living area with sofas, it connects directly to the garden and swimming pool, located on a lower level. The garden is spacious, private

and perfectly maintained, with plenty of space to enjoy the outdoors with family or friends. Next to the pool is a covered dining area with a barbecue, ideal for celebrations or summer dinners. The villa also offers a terrace on the upper floor with partial views of the sea and green areas

Detached Villa, Nueva Andalucía, Costa del Sol.

3 Bedrooms, 3 Bathrooms, Built 871 m², Terrace 30 m², Garden/Plot 1626 m².

Setting : Commercial Area, Village, Close To Golf, Close To Port, Close To Shops, Close To Sea, Close To Town, Close To Schools.

Orientation : South.

Condition : Good, Fair, Renovation Required, Restoration Required.

Pool : Private.

Climate Control : Air Conditioning, Hot A/C, Cold A/C, Fireplace.

Views : Sea, Pool, Courtyard, Urban.

Features : Covered Terrace, Private Terrace, Ensuite Bathroom.

Furniture : Fully Furnished, Part Furnished, Optional.

Kitchen : Fully Fitted.

Garden : Private.

Parking : Garage, More Than One.

Utilities : Electricity.

Category : Cheap, Investment, Resale.

Kenmerken:

Extra's	Zonorientatie	Klimaatbeheersing
Overdekt terras	zuiden	Airconditioning
Privé Terras		Koude A/C
Ensuite badkamer		Warme A/C
Uitzicht	Ligging	Huidige Staat
Zeezicht	Commerciele omgeving	Goede conditie
Pool Bekijken	Dichtbij haven	Eerlijke voorwaarde
binnenplaats Bekijken	Dichtbij zee	Renovatie nodig
Urban Bekijken	Dicht bij winkels	Vereist Restauratie
	Dichtbij stad	
	Dichtbij scholen	
Zwembad	Meubilering	Keuken
private Pool	Volledig gemeubileerd	Volledig ingerichte keuken
	Gedeeltelijk gemeubileerd	
	optioneel Furniture	
Tuin	Parkeergelegenheid	Voorzieningen
private Garden	garage	Elektriciteit
	More Than One	
Categorie		
Investering		
Goedkoop		
Bestaande bouw		