



## Detached Villa for sale in El Rosario, Marbella

2 900 000 €

Référence: R5173849 Chambres: 7 Bain: 6 Terrain: 1 200m<sup>2</sup> Construite: 647m<sup>2</sup>





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## Costa del Sol, El Rosario

Fantastic villa in El Rosario-Chapas just 200 metres from the sea! Located in one of the most sought-after areas of Marbella East, in the well-known urbanisation of El Rosario-Chapas, this detached villa stands out for its privileged location: just 200 metres from the beach and surrounded by all essential amenities (restaurants, beach bars, school, supermarket, café, tennis club, pharmacy and several golf courses). The property has a large plot with an established garden, mature vegetation and a private swimming pool, all with an excellent south-facing orientation that guarantees sun and light throughout the day. The property is distributed over three levels: -Main floor: Large living-dining room with fireplace and direct access to the porch and garden, large fully equipped kitchen with utility room, an additional room, a guest toilet and an en-suite bedroom ideal for staff or guests. -Upper floor: 4 double bedrooms, two of them en-suite and the other two sharing a bathroom, all connected by a terrace with pleasant views of the garden. -Ground floor: Spacious living room with en-suite bathroom, utility room, storage room and a garage with capacity for at least 5 vehicles. Among its amenities, the villa has hot and cold air conditioning and underfloor heating throughout the property, ensuring comfort all year round. This is a unique property, ideal both as a primary residence and as a second home, in an established, quiet, safe area with unbeatable surroundings by the sea.



## Spécification:

### Caractéristiques

Terrasse couverte  
Terrasse privée  
Salle de stockage  
Salle de bain attenante  
Sol en marbre  
Double vitrage  
Armoires ajustées  
Buanderie  
Hébergement du personnel  
Sous-sol  
Fibre optique

### Vues

Jardin

### Piscine

Private

### Sécurité

Sécurité 24 heures  
Téléphone d'entrée

### Orientation

Sud

### Paramètre

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

### Cuisine

Entièrement équipé

### Parking

Garage  
Plus d'un

### Climatisation

Climatisation  
Cold A / C  
A / C chaud  
Cheminée  
Chauffage U / F

### Condition

Bien

### Jardin

Private