



## Detached Villa for sale in Elviria, Marbella East

2.395.000 €

Referentie: R5244289 Slaapkamers: 7 Badkamers: 7 Plotgrootte: 2.672m<sup>2</sup> Perceelgrootte: 341m<sup>2</sup> Terras: 260m<sup>2</sup>







## Costa del Sol, Elviria

**SPECTACULAR LUXURY VILLA WITH LARGE PLOT AND PANORAMIC SEA VIEWS FOR SALE IN ELVIRIA, MARBELLA EAST** A private Mediterranean retreat surrounded by lush greenery, spacious outdoor areas and amazing sea views in one of Marbella's most prestigious residential neighbourhoods. This charming south-west-facing villa renovated in 2021, is set on a generous plot of more than 2600 SQM in the highly sought-after area of Elviria, Marbella East. Offering exceptional privacy and tranquillity, the property is enveloped by mature landscaping and features a beautifully designed garden, a relaxing pool area and multiple outdoor spaces perfect for an authentic Mediterranean lifestyle. Furthermore, the property offers a separate guest house, adding significant value and versatility. It includes: • Large en-suite bedroom • A comfortable living room • Fully equipped kitchen Perfect for visitors, extended family or as an independent rental opportunity thanks to the existing tourist licence. **KEY FEATURES OF THE VILLA IN ELVIRIA** • Main villa with 6 spacious bedrooms with 6 bathrooms • Independent guest house with living room, kitchen and en-suite bedroom • Sea views from the main terrace and barbecue area • Amazing separate fully equipped gourmet kitchen with Neff appliances • Bright living room and formal dining area with terrace access • Covered terrace with barbecue area • Main villa: Central heating • Hot/cold air conditioning in the guest house • Wooden Double glazing • Wine cellar • Solar panels • Alarm system • Ample parking space for multiple cars • Touristic licence in place **MAIN VILLA: SPACE, COMFORT & ELEGANCE** The main house features six generously sized bedrooms, each with its own private en-suite bathroom. A fully fitted gourmet kitchen makes culinary enjoyment a pleasure, while the bright living room and formal dining area connect effortlessly with the outdoor terrace overlooking the garden, the pool and the sea. The terrace includes a dedicated BBQ area and outdoor dining space, ideal for entertaining guests and enjoying Marbella's climate throughout the year. **OUTDOOR LIVING: A PRIVATE LUXURIOUS MEDITERRANEAN OASIS** The villa's gardens offer an exceptional environment for outdoor living, featuring a large swimming pool, shaded lounge areas, mature trees and landscaped gardens. From the main terrace, beautiful sea views enhance the relaxing atmosphere. **PRIME LOCATION: ELVIRIA, MARBELLA EAST** Elviria is renowned for its pristine beaches, established residential areas and international amenities. Nearby you will find: • Santa María Golf and Greenlife Golf • Elviria's best beaches • Restaurants, supermarkets, pharmacies and essential services • International schools such as ECN and Colegio Alborán With excellent connections to Marbella centre, Puerto Banús and Málaga Airport, this is a perfect location for both families and full-time residents. **A RARE OPPORTUNITY IN ELVIRIA** With its generous plot, independent guest house, mature gardens and touristic licence, this villa is ideal for those seeking: • complete privacy close to all amenities • a spacious family residence • huge investment potential & rental income • a refined Mediterranean lifestyle A Mediterranean-style villa with timeless charm and exceptional potential in one of Marbella's most desirable areas.



## Kenmerken:

### Extra's

Overdekt terras  
Privé Terras  
Berging  
Ensuite badkamer  
Dubbele beglazing  
Inbouwkasten  
WiFi

Gastenverblijf  
Bijkeuken  
Barbecue

### Uitzicht

Zeezicht  
Weids  
Garden Views  
Pool Bekeken

### Zwembad

private Pool

### Tuin

private Garden  
aangelegde tuin

### Voorzieningen

Fotovoltaïsche zonnepanelen

### Zonorientatie

South West Orientation

### Ligging

Dichtbij golfbaan  
Dichtbij zee  
Dicht bij winkels  
Dichtbij scholen

### Meubilering

Ongemeubileerd

### Beveiliging

Omheind complex  
Alarmsysteem

### Categorie

Investerings  
Golf  
Luxe

### Klimaatbeheersing

Centrale verwarming

### Huidige Staat

Uitstekende conditie  
Onlangs gerenoveerd

### Keuken

Volledig ingerichte keuken

### Parkeergelegenheid

private Parking  
overdekte parkeerplaats  
More Than One