



80 m<sup>2</sup> Marbella, Spain 750 000 EUR / 19 016 250 CZK



WITH THIS PROPERTY, YOU'LL BE ASSISTED BY

**Mgr. Jesika Schopper**

FOREIGN PROPERTY SPECIALIST

jesika.schopper@luxent.cz

+420 778 771 771

Order number	<b>N7232</b>	Price	<b>750 000 EUR / 19 016 250 CZK</b>
Address	<b>Marbella, Spain</b>	Type	<b>Houses</b>
Category	<b>Family House</b>	Usable area	<b>80 m<sup>2</sup></b>
Number of rooms	<b>3 rooms</b>	Land area	<b>110 m<sup>2</sup></b>
Energy performance of the building	<b>G - Extremely uneconomical</b>	Number of floors	<b>2</b>
Terrace	<b>Yes</b>		

## About real estate

We offer for sale a beautiful townhouse in the exclusive location of Marbella Golden Mile in Spain. where Andalusian style blends with modern elements. This two-storey house with a total surface of 110 m<sup>2</sup>, with a usable area of 80 m<sup>2</sup> and a terrace of 30 m<sup>2</sup>, will delight you with its unique atmosphere and elegant design.

The interior of the property combines modern elements with traditional Andalusian style. The stylish kitchen is equipped with modern Siemens appliances and impressive black marble worktops, which flows seamlessly into the cosy living room with custom-made furniture. The dining area leads out onto a spacious terrace, the perfect place to relax and enjoy the sunny Spanish climate.

On the second floor, you will find two large, light-filled bedrooms, the master of which has its own access to the second terrace with spectacular views of the surrounding area. Both bedrooms share a spacious bathroom with rain shower.

The house is completely renovated, south facing, with individual air conditioning units and underfloor heating, guaranteeing comfort all year round. The property also represents an attractive investment opportunity in the lucrative Marbella rental housing market.

The Las Lomas de Marbella club community is inspired by Andalusian architecture and includes cobbled streets, landscaped gardens, a square with fountains and provides access to an exclusive social club and heated swimming pool.

This prestigious location offers easy access to the upscale restaurants, boutiques, shops and vibrant nightlife of Marbella and Puerto Banús. You can also walk to the luxurious Puente Romano Resort. A unique opportunity for those looking for a quiet second home or rental investment on Marbella's Golden Mile. Málaga Airport (AGP) is approximately 55 kilometres away and can be reached in approximately 40 minutes by car.

For more information or to arrange a viewing please contact us.