

# Detached Villa for sale in Nueva Andalucía, Marbella

1,295,000 €

Reference: R4831309 Bedrooms: 5 Plot Size: 777m<sup>2</sup> Build Size: 302m<sup>2</sup> Terrace: 65m<sup>2</sup>



## Costa del Sol, Nueva Andalucía

Nueva Andalucia, Marbella

Charming, traditionally styled villa located in the peaceful Nueva Andalucia. This south-facing property offers complete privacy and tranquility, while being just a short walk from local bars and restaurants, and only a 5-minute drive to Puerto Banus and the beach.

### Main Floor:

A spacious living area with a cozy fireplace, a dining area, and an open-plan, fully equipped kitchen.

Three comfortable guest bedrooms, two bathrooms, and a guest toilet.

Direct access to covered and open terraces, with a lovely sitting area perfect for relaxation.

### First Floor:

The master bedroom features an en-suite bathroom with a dressing area and a luxurious jacuzzi.

### Lower Floor (Garden Level):

A separate guest bedroom with a private bathroom, along with a sauna and laundry area.

The property also includes a garage for one car and additional parking for two cars. The mature garden is a true highlight, featuring a swimming pool, an open bar, a chill-out area, and a BBQ – perfect for outdoor entertaining.

**Features:**

**Features**

Covered Terrace  
Near Transport  
Private Terrace  
Storage Room  
Marble Flooring  
Double Glazing  
Fitted Wardrobes  
Sauna  
Utility Room  
Jacuzzi  
Barbeque

**Views**

Garden  
Pool  
Urban

**Pool**

Private

**Garden**

Private

**Orientation**

South

**Setting**

Close To Shops  
Close To Town  
Close To Schools

**Furniture**

Optional

**Parking**

Garage

**Climate Control**

Air Conditioning  
Fireplace

**Condition**

Good

**Kitchen**

Fully Fitted

**Category**

Resale