



## HOUSE 6 BEDROOMS 5 BATHROOMS IN SIERRA BLANCA

📍 Sierra Blanca

REF# R5293477 **5.300.000 €**

BEDS	BATHS	BUILT	PLOT
6	5	565 m <sup>2</sup>	2200 m <sup>2</sup>

Discover a solid, well-built villa in one of Marbella's most sought-after areas: Sierra Blanca, in the heart of the Golden Mile. This is a high-end villa, built with excellent quality materials and craftsmanship, where the solidity and attention to detail are evident throughout. A home designed for comfortable living, privacy and security, surrounded by nature yet just minutes from everything.

With 565 m<sup>2</sup> of usable space, the house offers generous, well-proportioned rooms filled with natural light, designed for everyday family life.

The entrance makes a strong first impression, featuring a double-height hall and wooden ceilings that add warmth without excess.

Outside, the 2,200 m<sup>2</sup> plot includes a mature garden and a private swimming pool — a comfortable setting to enjoy Marbella's climate all year round, whether entertaining or relaxing.

The property offers 6 bedrooms arranged to maintain independence between areas, 5 bathrooms, and a spacious kitchen with room for daily dining. The main living area includes a lounge with fireplace, a separate dining room with direct access to the porch, and a more intimate sitting room, ideal as a reading or TV area. Additional features include terraces, a laundry room, storage room, and a garage with space for several cars.

Location is one of its key strengths: a well-established residential environment close to international schools, amenities, beaches, and Marbella town centre, while still enjoying peace and quiet.

This is a property that works equally well as a long-term family home or as a solid investment in one of the city's most stable and in-demand areas.

**Setting:** Close to schools, beaches, and the town centre.

**Extras:** Games room, heating, multifunctional basement, independent laundry room, and fitted wardrobes.

**Views:** Sea and mountain views from various points of the property.

**• Costs:** Property tax (IBI €4,670) and waste collection (€139).



