



## TOWNHOUSE 4 BEDROOMS 4 BATHROOMS IN MARBELLA

📍 Marbella

REF# R5349352 815.000 €

BEDS	BATHS	BUILT	PLOT	TERRACE
4	4	334 m <sup>2</sup>	40 m <sup>2</sup>	36 m <sup>2</sup>

Magnificent semi-detached house located in a quiet and well-maintained residential area of ??Marbella.

The property stands out for its brightness and spaciousness, and is distributed over three floors plus a basement, all connected by a lift, providing added convenience and accessibility.

It has 4 bedrooms, 3 bathrooms (two en suite) and 1 guest toilet, as well as a spacious games room in the basement with natural light. It also has a private garage with space for two vehicles.

Outside, the house offers a large porch with direct access to the communal swimming pool (open year-round), as well as two pleasant terraces, perfect for enjoying the local climate.

It is also equipped with built-in wardrobes in all bedrooms and air conditioning with a heat pump, guaranteeing comfort throughout the year.

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Prime location: just 7 minutes from Fontanilla Beach, 6 minutes from La Cañada Shopping Centre, 10 minutes from Puerto Banús, and 35 minutes from the airport.

Townhouse, Marbella, Costa del Sol.

4 Bedrooms, 4 Bathrooms, Built 334 m<sup>2</sup>, Terrace 36 m<sup>2</sup>, Garden/Plot 40 m<sup>2</sup>.

Setting : Close To Shops, Close To Town, Close To Schools, Urbanisation.

Condition : Good.

Pool : Communal.

Climate Control : Air Conditioning, Hot A/C, Cold A/C.

Views : Mountain, Garden.

Features : Covered Terrace, Lift, Fitted Wardrobes, Near Transport, Private Terrace, WiFi, Storage Room, Utility Room, Ensuite Bathroom, Access for people with reduced mobility, Courtesy Bus, Near Church, Fiber Optic.

Furniture : Part Furnished.

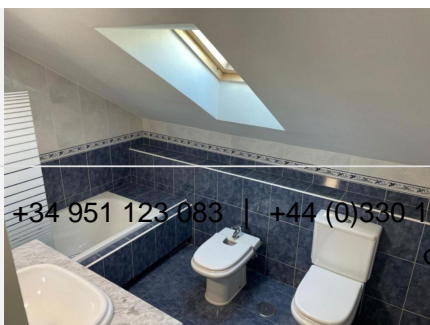
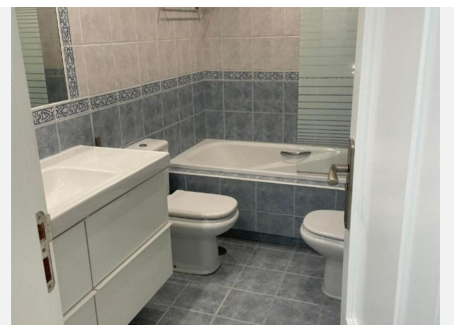
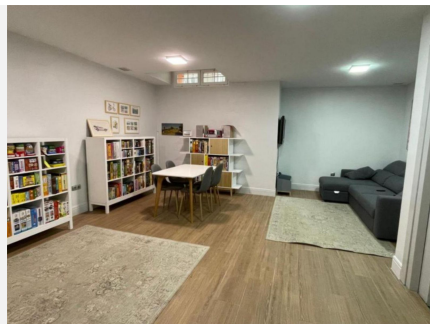
Kitchen : Fully Fitted.

Garden : Communal, Private.

Security : Gated Complex.

Parking : Garage, Covered, More Than One, Private.

Category : Resale.



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