



SAMOSTATN? STOJÍCÍ VILA 3 LOŽNICE

📍 Nueva Andalucía

REF# R4684276 – 1.625.000€

IBI

1011 €/YEAR

Garbage

180 €/YEAR

Community

192 €/YEAR



3

Ložnice



3

Koupelny



252 m²

Built



554 m²

Plot

Welcome to this modern villa with a great location with less than 10 minutes walking distance to the beach.

The layout is as follows:

Ground floor:

2 ensuite double bedrooms, open plan living with a modern kitchen and dining & living room area that leads to the terrace. The garden has a private pool, outdoor kitchen and a pergola you can enjoy.

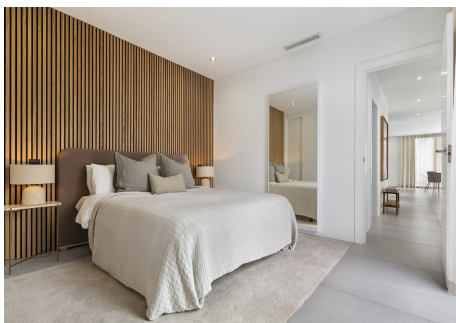
First floor:

Master bedroom with an ensuite bathroom and a large private terrace area.

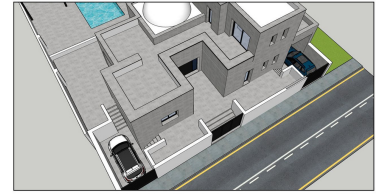
This villa is located in the heart of Nueva Andalucia with easy access to the beach, Puerto Banus & San Pedro. It's a great investment property and will generate a very high rental incomes due to the villas AAA+ location.

There is no private parking in the villa at the moment but the current owners have sent in a request to build up to two parking places designed by an architect which is pending approval (please see plans in pictures for reference).

Keys at the office for easy viewings!



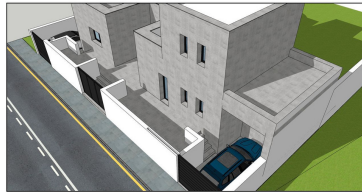




Rio Ural, 5. Altos del Rodeo. Marbella. Parking Space Design Proposal



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