



## SAMOSTATN? STOJÍCÍ VILA 4 LOŽNICE

📍 Guadalmina Alta

REF# R5188384 – 1.595.000€

IBI

1364 €/YEAR

Garbage

278 €/YEAR

Community

708 €/YEAR



4

Ložnice



4

Koupelny



263 m<sup>2</sup>

Built



1018 m<sup>2</sup>

Plot

Charming rustic traditional style family villa set in a nice mature garden, on the front line of the famous south golf course in Guadalmina Alta. South-facing with beautiful golf views.

The property is walking distance to the Clubhouse and the attractive Guadalmina commercial centre with all kinds of shops and restaurants and just a few minutes drive from San Pedro city centre and all amenities.

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Comprising: Main floor – Entrance hall, Guest wc, cozy living room with terracotta floors and high ceilings with wooden beams and a wood burning fireplace. Also in this open plan space is the dining area. There is a smaller sitting room next to a large fully fitted kitchen. Also on this floor is the fourth bedroom, currently used as an office.

On the ground level there are 3 double bedrooms, all with en-suite bathrooms. From one bedroom there is access to a lovely terrace.

A separate bbq area all overlooking the lovely mature garden with large swimming pool.

There is a separate guest/staff accommodation with self contained shower and wc, accessed through the garden. The property offers one single garage but has generous off street parking area.

A homely property, perfect for golf lovers and those who enjoy a peaceful lifestyle in one of Marbella's most sought after areas.

This property may need some renovation.



