



**Property type :** Detached Villa

**Location :** Marbesa

**Bedrooms :** 3

**Bathrooms :** 3

**Swimming pool :** Private

**Garden :** Private

**Orientation :** South

**Views :** Sea views

**Parking :** Closed Garage

**House area :** 309 m<sup>2</sup>

**Plot area :** 727 m<sup>2</sup>

- ✓ Close to beach
- ✓ Fitted wardrobes
- ✓ Utility room
- ✓ White goods

- ✓ Close to sea
- ✓ Storage room
- ✓ Terrace
- ✓ Partially furnished

- ✓ WiFi
- ✓ Satellite dish
- ✓ Solarium
- ✓ Airconditioning



## Unique Modern Villa with Stunning Mediterranean Views

Discover this newly reformed, bright, and modern villa located just steps from the beach in the highly sought-after area of Marbesa, on the easter side of Marbella. This exceptional property offers a perfect blend of contemporary living and luxurious comfort.

The entrance leads to a spacious main living room, dining room, and an open-plan kitchen designed for modern living, all with direct access to the main terrace and pool. The kitchen boasts vast storage options, making it a chef's paradise and ideal for hosting gatherings.

The villa features 3 bedrooms and 3 bathrooms, including 2 en suite. The current master bedroom, with its en suite bathroom, also has its own entrance to the terrace and pool, providing a private retreat.

The covered terrace is perfect for entertaining, with a large pool at its center. To the right, you'll find a beautiful garden, adding to the charm of this property. The property also enjoys a large solarium with panoramic views of the Mediterranean Sea, accessible via two staircases. On the solarium, there is a low-ceiling storage room that could easily be converted into a 4th room.

Through the remote-controlled electronic gate, you'll find a carport for two large vehicles, along with an additional ample storage room next to the carport. This home features clean modern lines and finishes, with neutral ceramic floors and A/C hot and cold throughout the villa.

Located just a few minutes' walk from the beach, this property is close to beach bars and chiringuitos. Marbesa is a well-established residential area, known for its low-density properties, quiet surroundings, and abundance of natural vegetation, creating a true coastal environment.

This villa is an ideal family home and also perfect as a rental investment. Additionally, architectural plans are available to build a main master bedroom at the entrance of the villa on the second level, with its own access to the solarium, offering further potential to expand the living space.

Indoor Built Area: 194m<sup>2</sup>

Parking Space Area (Carport): 34 m<sup>2</sup>

Don't miss the opportunity to own this stunning villa with gorgeous Mediterranean views and exceptional living space!

