



**Property type :** Detached Villa

**Location :** San Pedro de Alcántara

**Bedrooms :** 3

**Bathrooms :** 2

**Swimming pool :** Private

**Garden :** Private

**Orientation :** North

**Views :** Mountain views

**Parking :** Closed Garage

**House area :** 203 m<sup>2</sup>

**Plot area :** 308 m<sup>2</sup>

- |                  |                  |                    |
|------------------|------------------|--------------------|
| ✓ WiFi           | ✓ Close to sea   | ✓ Close to golf    |
| ✓ close to shops | ✓ Guest house    | ✓ Fitted wardrobes |
| ✓ Golf property  | ✓ Storage room   | ✓ Fireplace        |
| ✓ Alarm system   | ✓ Satellite dish | ✓ Basement         |
| ✓ Utility room   | ✓ Terrace        | ✓ White goods      |
| ✓ Furnished      |                  |                    |



## Detached house for sale in San Pedro de Alcántara, Costa del Sol

Located in one of the most sought after areas of the Costa del Sol, this villa offers a real estate investment opportunity. With a built area of 203 m<sup>2</sup> on a plot of 308 m<sup>2</sup>, the property combines location, space and appreciation potential.

### Distribution and main features:

203 m<sup>2</sup> constructed  
308 m<sup>2</sup> plot  
3 spacious bedrooms  
2 full bathrooms  
Terrace overlooking the garden  
Easily maintained garden, with the possibility of adding a swimming pool  
Private garage

### Privileged location:

This villa is located in San Pedro de Alcantara, within walking distance to golf courses, marina and beaches. It is also within easy reach of shops, restaurants, schools and public transport. The proximity to Marbella and Puerto Banús makes it an ideal option for both permanent residence and holiday rentals.

### Investment potential:

The property is in good condition but has room for improvement for a refurbishment, allowing it to be adapted to a contemporary style and maximising its value. Its location, together with the possibility of creating a modern and functional space, makes it a sound investment, whether for holiday rental or resale.

Bright spaces with large windows

Option to develop a refurbishment and modernisation project.

### Ideal for:

Real estate investors looking for properties with high appreciation potential.

Families wishing to personalise their home in a coastal location

People interested in holiday rentals, given its proximity to key tourist attractions.

For more information or to arrange a viewing, please contact us.

