



**Property type :** Townhouse

**Location :** Artola

**Bedrooms :** 5

**Bathrooms :** 4

**Swimming pool :** Communal

**Orientation :** North

**Views :** Golf

**Parking :** Closed Garage

**House area :** 178 m²

- ✓ close to shops
- ✓ Close to golf
- ✓ Basement

- ✓ gated complex
- ✓ Close to sea
- ✓ Terrace

- ✓ near transport
- ✓ Golf property
- ✓ Furnished



Opportunity! Prime location in the sought-after Artola Alta area, directly overlooking Cabopino Golf and only a 12-minute walk (approx. 900 meters) to the beautiful Cabopino's Beach and the Cabopino Marina.

This townhouse is ideal for families, golf lovers, or those seeking a high-end holiday home in one of Marbella's most tranquil and green areas, just steps from the beach.

Private Garage – With direct access to the property.

Peaceful Yet Connected – Quiet residential setting with easy access to the AP-7, international schools, public transport, and all amenities.

#### Artola Alta

Why choose the area?

You have a winning combination: sea, golf, nature and comfort in a premium location.

Perfect both for year-round living and exclusive holidays.

Authentic ambience without the urbanistic excesses of other areas of the Costa del Sol.

#### Cabopino Marina

Very close to Artola Alta, with approximately 169 moorings and a pleasant area with bars, restaurants and nautical activities.

It offers a quiet and pleasant atmosphere, ideal both during the day and at sunset.

#### Cabopino Golf

18-hole golf club designed by Juan Ligués Creus, combining par-3, par-4 and par-5 with lakes, curious pine trees and spectacular views of the Mediterranean Sea.

The third hole is particularly celebrated: a par-4 from an elevated tee at a height of 80 m, protected by bunkers, with breathtaking views.

Located in Artola Alta, just a few minutes' walk from the beach and the port, it offers a well-kept environment and a welcoming clubhouse.

Townhouse, Artola, Costa del Sol.

5 Bedrooms, 4.5 Bathrooms, Built 178 m², Terrace 50 m².

Setting : Close To Golf, Close To Port, Close To Shops, Close To Sea, Close To Marina, Urbanisation.

Condition : Recently Renovated.

Pool : Communal.

Views : Golf.

Features : Covered Terrace, Near Transport, Private Terrace, Basement.

Furniture : Fully Furnished.

Security : Gated Complex.

Parking : Garage, Private.

Utilities : Electricity.

Category : Golf, Holiday Homes, Resale.

