

## Villa for sale in Marbesa, Costa del Sol

4 Bedrooms | 3 Bathrooms | 151 m<sup>2</sup> Interior | 69 m<sup>2</sup> Terraces | **Garage** Yes | **Pool** Yes  
€ 1,304 IBI | € 178 Rubish tax | € 1,440 Community fees



### Property Description

Welcome to this charming bungalow, built in 1967 and situated on a spacious plot of approximately 661 m<sup>2</sup>, just 150 metres from the beach. With a living area of over 170 m<sup>2</sup> and four terraces totalling 76 m<sup>2</sup>, this south-west facing property offers plenty of space for individual design ideas. The villa has three bedrooms, three bathrooms, two of which are en-suite, a fully equipped kitchen, a dining area and a cosy living room with fireplace. This layout creates an ideal environment for families who want space and flexibility. The spacious terraces invite you to enjoy the Andalusian sunshine, while the generous garden offers plenty of space for gardening enthusiasts and creative projects.

A highlight of the property is the sun terrace, accessible from the garden, which offers stunning sea views and spectacular sunsets.

Practical details such as a garage and a spacious laundry room, which can also be used as a technical room and workshop, make the house extremely functional. The roof and kitchen were also renovated eight years ago.

The location of the property is extremely attractive, only 35 minutes from Malaga airport and 15 minutes from the centre of Marbella. The Cabopino Marina with its restaurants and shopping facilities is only 500 metres away and can be easily reached on foot.

This house is an ideal choice for anyone looking for a comfortable home with lots of potential. It also provides a solid base from which to realise creative ideas and create your own personal dream home. Firstly, it is ideal for modernisation. By renovating, you can transform the existing rooms into a stylish and comfortable home that meets your individual needs. Or you could extend the existing villa and create a modern dream home, as many investors have done in this exclusive location.

Arrange a viewing today and discover the possibilities this property has to offer