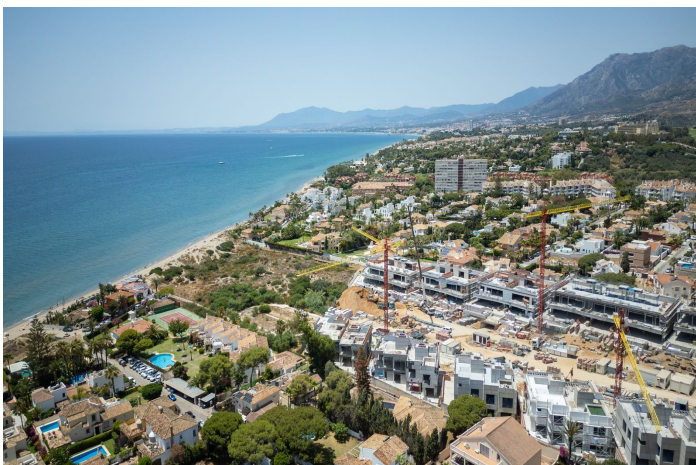


Detached Villa for sale in El Rosario, Marbella

1,495,000 €

Reference: R4771468 Bedrooms: 4 Bathrooms: 4 Plot Size: 1,169m² Build Size: 317m²



Costa del Sol, El Rosario

****INVESTMENT VILLA OPPORTUNITY WITH PROJECT AND LICENSE IN PLACE - ONLY 150 METERS FROM THE BEACH****

Discover a remarkable investment opportunity nestled in the neighborhood of Playas Andaluzas, Marbella. Here, the captivating beauty of sandy beaches meets the convenience of nearby amenities, including restaurants, chiringuitos, beach clubs, and schools. This prime location offers an ideal chance for those looking to create their dream home or make a smart investment. The property is situated on a generous plot of nearly 1,169 square meters, just 150 meters from some of Marbella's finest beaches.

The project features a stunning Mediterranean beach style design and consists of two floors with a spacious open-plan living room and kitchen, 4 bedrooms, and 4 bathrooms. There is additional space that can be customized to suit the unique taste and style of the new owner.

The plot has a buildability of 35%, allowing for the construction of a completely new villa with a total area of 409 square meters. Furthermore, there is the potential to include a basement.

Urbanistic rules: UE-2, with 35% buildability, 30% occupancy, a maximum height of 7.5 meters, and boundaries set at 3 meters

This area situated in the eastern part of Marbella, it is about a 10-minute drive from the city center and 35 minutes from Malaga International Airport. Several prestigious golf courses are close to the Playas Andaluzas area, as well as international schools, beach clubs and the Costa del Sol Hospital.

Don't miss this extraordinary opportunity to invest in one of Marbella's prime locations.

Features:

Features

Guest Apartment
Staff Accommodation
Basement

Setting

Beachside
Urbanisation

Garden

Private

Energy Rating

F

Orientation

South

Condition

Renovation Required
Restoration Required

Parking

Garage

CO2 Emission Rating

F

Views

Garden

Pool

Private

Category

Investment