



## Detached Villa for sale in Marbella, Marbella

6,750,000 €

Reference: R4707202   Bedrooms: 14   Bathrooms: 14   Plot Size: 4,108m<sup>2</sup>   Build Size: 657m<sup>2</sup>





## Costa del Sol, Marbella

An exceptional chance presents itself to acquire a spacious villa accompanied by a guest house, nestled on a large plot exceeding 4000 m<sup>2</sup> and enveloped by a picturesque garden featuring a pool and jacuzzi. The residence enjoys a southern orientation, ensuring complete seclusion. The main dwelling spans two levels, comprising an entry foyer with a guest restroom, leading to a luminous living space adorned with a fireplace and an elevated dining area. Both spaces open onto covered terraces and the lush garden. Ascending a spiral staircase from the living area reveals an en-suite bedroom with a cozy terrace. Adjacent to the dining area lies an informal dining space, flowing into a well-appointed kitchen boasting professional-grade equipment. Additionally, there's access to a rear terrace housing a laundry area, wine cellar or pantry, staff facilities, and storage, along with a double garage and carport for one vehicle. The staff quarters feature two en-suite bedrooms. Above, a guest apartment offers another en-suite bedroom and a lounge. Situated off the foyer, a guest wing provides two en-suite bedrooms. Upstairs, the master suite boasts a seating area, a small terrace offering partial sea views, and another en-suite bedroom. Positioned to the right of the entrance, the guest house comprises six independent en-suite bedrooms spread across two levels, with upper units featuring balconies and ground-floor units accessing the garden. Notable features include marble flooring in primary areas, wall-to-wall carpets in most bedrooms, split air conditioning in the guest house, and centralized air conditioning in the main residence. This property presents an excellent opportunity for renovation, with its zoning classified as UE 4 and a building volume allowance of 22%.

### Main Features:

\*Nestled within a prestigious residential enclave, this property is located in a tranquil cul-de-sac.

\*Expansive plot exceeding 4000m<sup>2</sup>, it offers potential for constructing up to three or four residences.

\*Conveniently situated within walking distance of the beach and the esteemed Puente Romano resort.



## Features:

Features	Orientation	Climate Control
Covered Terrace	South	Air Conditioning
Views	Setting	Condition
Private Terrace	Urbanisation	Excellent
Storage Room	Close To Sea	
Ensuite Bathroom	Close To Town	
Double Glazing	Suburban	
Fitted Wardrobes	Kitchen	Garden
WiFi	Fully Fitted	Private
Utility Room	Parking	Category
	Garage	Luxury
	Private	Resale
	More Than One	