Detached Villa for sale in Nueva Andalucía, Marbella

3,500,000 €

Reference: R3584437   **Bedrooms:** 5   **Bathrooms:** 5   **Plot Size:** 1,114m^2 **Build Size:** 585m^2

Costa del Sol, Nueva Andalucía

BEAUTIFUL PRIVATE FAMILY HOME IN NUEVA ANDALUCIA, A FEW MINUTES WALKING DISTANCE TO BARS, RESTAURANTS & SHOPS OF ALOHA.
With some further investment, this property could be modernised further, increasing its value substantially.

5 bedrooms with en-suite bathrooms, plus a further bathroom & additional guest toilet.
Private swimming pool with outdoor shower & beautifully manicured flat garden.
Lower level with bar area, laundry room, games room with full sized snooker table and bathroom. There is plenty of additional space (including a separate room) to add additional features as desired, such as a cinema room, gymnasium or further bedrooms
South west orientation, making the property bright with plenty of natural light.

Situated on a plot with no neighbouring villas either side of the property, making it extremely private. This itself is a rare luxury in such a convenient location.

Very close walking distance (2 minutes walk) to the bars, restaurants & shops of Aloha.

Located in the prestigious urbanisation of Atalaya de Rio Verde in Nueva Andalucia, only 15 minute walk or 3 minute drive to beach and Puerto Banus. 10 minute drive to Marbella. Excellent tennis club just across the street. 5 Golf Courses within a 5 minute drive.

Parking for up to 5 cars.

Features:

Features	Orientation	Climate Control
Near Transport	South	Air Conditioning
Storage Room	West	Cold A/C
Fitted Wardrobes		Hot A/C
Games Room		Fireplace
Staff Accommodation		
Basement		
Fiber Optic		
Bar		

Views	Setting	Condition
Garden	Close To Golf	Excellent
Pool	Close To Port	Recently Refurbished
	Urbanisation	
	Close To Sea	
	Close To Shops	
	Close To Town	
	Close To Marina	

Pool	Furniture	Kitchen
Private	Fully Furnished	Fully Fitted
	Not Furnished	
	Optional	
	Part Furnished	

Garden	Parking	Category
Private	Private	Luxury
		Contemporary