



## HOUSE IN MARBELLA TOWN

 Marbella Town

**REF# R4675210 – €850,000**



4  
Beds



4  
Baths



278 m<sup>2</sup>  
Built



750 m<sup>2</sup>  
Plot



40 m<sup>2</sup>  
Terrace

Welcome to this charming rustic-style family villa, located in a prestigious urbanization in the sought-after north of Marbella, just a stone's throw from the bus station. This dream property impresses with its excellent location, just 5 minutes drive from the city center, the beach and the glamorous Puerto Banús away.

On a spacious plot of 750 m<sup>2</sup>, 278 m<sup>2</sup> of living space extends over 3 levels, with 4 bedrooms and 4 bathrooms.

When entering the house you are greeted by an impressive entrance area that leads into a spacious living and dining room with a cozy fireplace. From here you access the covered veranda and front garden area, perfect for building a spacious pool. The spacious kitchen offers access to a separate laundry area which connects to the rear garden. There is also a bedroom (currently used as an office) and a bathroom on this level.

Upstairs is the master bedroom with en-suite bathroom and stunning mountain and city views, as well as two additional bedrooms that share another bathroom.

Last but not least, the spacious basement with natural light, a full bathroom and a private office offers plenty of space and multiple uses, be it as a self-contained apartment, home theater or gym. Parking for 3 vehicles is also available.

This property offers enormous potential and numerous opportunities for renovation to make it an ideal home for both permanent residence and holiday stay. Welcome to your new dream home!

