



## Vrijstaande Villa te koop in Elviria, Marbella

3.300.000 €

Referentie: R4887253 Slaapkamers: 6 Badkamers: 5 Plotgrootte: 5.200m<sup>2</sup> Perceelgrootte: 400m<sup>2</sup> Terras: 50m<sup>2</sup>







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## Costa del Sol, Elviria

This property offers a unique opportunity for investors or those looking to develop an exclusive residential project in the prestigious area of Elviria. With a plot of 5,200m<sup>2</sup>, the land is mostly flat, with easy access and a slight southwest slope that provides open sea views. It is divided into two flat platforms: one to the south, where the pond is located, and another to the west, where the auxiliary service house is situated. The plot has the potential to be divided into three independent plots, allowing for the construction of 3 individual villas or a complex of townhouses. With a minimum plot size of 1,000 m<sup>2</sup> in the area, this property offers an excellent opportunity to maximize return on investment. The property currently includes a single-storey house with 6 bedrooms, 5 bathrooms, and spacious porches, as well as a garden with a heated pool, its own well, a pond with lighting, and an irrigation system. It also features auxiliary buildings such as a garage (170 m<sup>2</sup>), a service house (40 m<sup>2</sup>), and a workshop (20 m<sup>2</sup>). Located in an exclusive area near white sandy beaches, golf courses, and the Elviria Shopping Center, the plot offers the possibility of being divided into three plots for building independent villas, maximizing the investment potential. With high-end services, international schools, restaurants, 24/7 security, and easy access to Marbella and 25 minutes to Málaga Airport, this property combines a privileged location with great investment potential. Elviria is the perfect place to live or invest.



## Kenmerken:

### Zonorientatie

South West Orientation

### Huidige Staat

Renovatie nodig

Vereist Restauratie

### Keuken

Volledig ingerichte keuken

### Uitzicht

Zeezicht

Garden Views

Pool Bekeken

Golf Bekeken

### Zwembad

verwarmd zwembad

private Pool

### Tuin

private Garden

### Ligging

Dichtbij golfbaan

Dicht bij winkels

Dichtbij scholen

Dichtbij bos

### Meubilering

Volledig gemeubileerd

### Parkeergelegenheid

garage

overdekte parkeerplaats

More Than One

### Categorie

In prijs verlaagd

Investering

Koopje

Goedkoop

Noodzakelijke verkoop

Golf

Bestaande bouw