



# Detached Villa for sale in San Pedro de Alcántara, Marbella

**1,095,000 €**Reference: R5132158   Bedrooms: 3   Bathrooms: 2   Plot Size: 1,262m<sup>2</sup>   Build Size: 211m<sup>2</sup>



## Costa del Sol, San Pedro de Alcántara

Nestled in the peaceful residential enclave of Alta Vista, perfectly positioned between San Pedro de Alcántara and Guadalmina, this inviting single-level villa presents a rare opportunity to create a bespoke home in one of Marbella's most promising up-and-coming neighbourhoods. Set on a 1,262 m<sup>2</sup> southwest-facing plot, the property offers 211 m<sup>2</sup> of built space, spacious living areas with high ceilings in parts of the home, and the warmth of two fireplaces, creating a home filled with light and character. The lush, private garden forms a green oasis, ideal for outdoor living, entertaining, or simply enjoying the year-round Mediterranean climate. Currently featuring 3 bedrooms and 2 bathrooms, the villa's spacious interior is ready for a thoughtful renovation, allowing you to tailor every detail to your own style and needs. Neighbouring modern villas in a newly built development have recently sold for €2.4M–€3M, underlining the strong value growth and rising demand in this desirable area. With international schools, prestigious golf courses, charming restaurants, boutique shops, and all essential amenities close by – plus Puerto Banús and Marbella's Golden Mile just a short drive away – this property offers the perfect balance of tranquillity and convenience.



## Features:

Features	Orientation	Climate Control
Covered Terrace	South West	Air Conditioning
Storage Room		Fireplace
Ensuite Bathroom		
Marble Flooring		
Fitted Wardrobes		
Utility Room		
Views	Setting	Condition
Garden	Close To Golf	Renovation Required
Pool	Close To Sea	
	Close To Shops	
	Close To Town	
	Close To Schools	
Pool	Garden	Security
Private	Private	Alarm System