



# Townhouse for sale in Marbella, Marbella

850,000 €

Reference: R5265664 Bedrooms: 5 Bathrooms: 3 Build Size: 224m<sup>2</sup> Terrace: 20m<sup>2</sup>





---

## Costa del Sol, Marbella

FANTASTIC TOWNHOUSE LOCATED IN ONE OF THE MOST SOUGHT-AFTER AREAS OF MARBELLA,

Located just 400 meters from the beach and less than 2 km from Puerto Banús, it allows you to enjoy the sophisticated range of luxury boutiques, high-end restaurants such as Dani Garcia's El Tragabuches and El Baradero, among others, as well as leisure facilities and a tennis/paddle tennis club. It is also within walking distance of the charming town of San Pedro de Alcántara.

The property is distributed over 4 floors. On the main floor, you will find a spacious living room with an elegant open kitchen (completely renovated with quality furniture and appliances), a guest toilet, and a beautiful terrace with a barbecue area.

On the first floor there are three bedrooms, one of which is en suite, plus an additional bathroom. On the third floor there is a wonderful attic with a terrace (with the possibility of incorporating part or all of this terrace into the house).

On the ground floor of the house there is a final room for any type of use, such as a games room, cinema, gym, etc.

Underground parking for 2 cars.



## Features:

### Features

Near Transport  
Private Terrace  
Marble Flooring  
Fitted Wardrobes  
WiFi

### Setting

Beachside  
Close To Sea  
Close To Shops

### Furniture

Not Furnished

### Security

Gated Complex

### Orientation

South East

### Condition

Excellent

### Kitchen

Fully Fitted

### Parking

Garage

### Climate Control

Air Conditioning  
Fireplace

### Pool

Communal

### Garden

Communal