



## Detached Villa for sale in Nueva Andalucía, Marbella

**2,250,000 €**

Reference: JNP5147461    Bedrooms: 5    Bathrooms: 4    Plot Size: 1,384m<sup>2</sup>    Build Size: 441m<sup>2</sup>



SIZES ARE APPROXIMATE, ACTUAL MAY VARY.





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## Costa del Sol, Nueva Andalucía

Well located villa boarding the golf course in the low-density residential area of Nueva Andalucía, in the heart of the Golf Valley, about 10 minutes from both Marbella and Estepona and around 45 minutes' drive from Málaga airport, the villa is very easily accessible, close to golf courses, all amenities, schools, and the iconic Puerto Banús. With the living space on one level, this familiar residence is well distributed with good size rooms, and the master bedroom with beautiful views over the golf course. The open plan living and kitchen area opening out onto a nice patio area is perfect to enjoy morning breakfast. There is a terrace looking over the golf course that leads down to the pool and garden area. On the lower level there is a good size pool and a chill-out area for entertaining, and a large space currently used for storage with a lift leading up to the next level. Also, there is a carport for two cars. Located in a quiet area with security, walking distance to golf courses, some reffurbishing would enhance its charm: it has plenty of potential! A great choice whether you are looking to find yourself a permanent residence, holiday home, or an investment, with the potential to renovate. Call us right away for viewings!



## Features:

### Features

Covered Terrace  
Near Transport  
Private Terrace  
Storage Room  
Fitted Wardrobes

### Setting

Close To Golf  
Close To Shops  
Close To Town  
Close To Schools

### Climate Control

Air Conditioning

### Pool

Private

### Views

Mountain  
Garden  
Golf