



## House in Nueva Andalucía

Bedrooms	4	Bathrooms	4	Built	178m2	Plot	484m2
<b>R5209510</b>		<b>House</b>		<b>Nueva Andalucía</b>		<b>1.395.000€</b>	

This stunning villa is a true rental machine, perfectly positioned in one of Marbella's most desirable areas. Just a short walk from the beach, Puerto Banús, shops, cafés, and restaurants, it offers the ultimate combination of lifestyle, comfort, and investment potential. The villa is thoughtfully designed across three levels. On the ground floor, you'll find a private guest studio with direct access to the pool and sunny patio — ideal for visitors or rental flexibility. The first floor features a fully equipped modern kitchen, a bright living and dining area, and one cozy bedroom with a bathroom. The second floor offers two spacious bedrooms, each with its own bathroom, ensuring privacy and comfort for all. Located in a quiet, elegant setting yet close to everything, this property represents outstanding value in a prime location — a perfect opportunity for both investment and lifestyle in Marbella's most sought-after area.

Barbeque  
Covered Terrace  
Near Transport

Barbeque  
Fitted Wardrobes  
Private Terrace

Basement  
Guest Apartment  
Storage Room