



## Fristående villa till salu i Elviria, Marbella

1 995 000 €

Referens: R5056612   Sovrum: 5   Badrum: 4   Komplot: 1 000m<sup>2</sup>   Bygga: 420m<sup>2</sup>   Terrass: 116m<sup>2</sup>





## Costa del Sol, Elviria

Discover this beautiful refurbished villa in the heart of Elviria, just a 5-minute drive to all amenities and sandy beaches. Offering an abundance of privacy, this ideal family home combines modern luxury with Mediterranean charm, boasting landscaped outdoor spaces. Its prime location provides both tranquility and convenience, making it a hidden gem in one of Marbella's most desirable and prestigious areas. The entire MAIN LEVEL is a seamless, practical and functional flow between every area and bedrooms, keeping everything within easy reach, opening up onto the ample terrace, pool and garden. Step inside to be greeted by an entrance featuring a bright gallery staircase. The expansive modern open-plan and fully equipped kitchen leads to the dining room, perfect for both casual meals and gourmet entertaining. The ample living room (featuring a fireplace), and the 3 bedrooms, all lead onto the terrace. There are also 2 bathrooms (one en-suite) and a guest toilet. On the UPPER LEVEL you have 2 bedrooms, 1 bathroom and a nice terrace with partial sea views. The large ventilated basement with 1 bathroom is used as a games room and can be converted into an extra bedroom if needed. Here you also find a lot of storage space with existing fitted wardrobes, a double garage and a fantastically well laid out machine room. Every detail of this home has been designed with luxury, comfort and convenience in mind. Everything is controlled very easily with the push of a button, having recently installed a brand new Crestron Domotica system. There is under-floor heating and hot & cold air conditioning, regulated separately in each room. The entire house has electric shutters and awnings, Alarm system and fire detectors. Outdoors, you'll find a 10x4½ metre pool, beautifully landscaped gardens with automatic irrigation system and multiple terraces offering sun and shade. The water and underfloor heating are oil-fired from three 1.000 litre tanks. There are also water tanks storing 3.000 litres. A MUST SEE PROPERTY! Perfect for a large family to live in, or as an ideal holiday home.



## Funktioner:

### Drag

Täcktt terrass  
Privat terrass  
Dubbelglas  
Monterade garderober  
Spelrum  
Domotik  
Källare

### Åsikter

Trädgård  
Slå samman

### Slå samman

Privat  
Trädgård  
Privat  
Anlagd

### Orientering

Nordväst

### Miljö

Handelsområde  
Nära golf  
Nära butiker  
Nära skolor

### Möbler

Inte möblerad

### Säkerhet

Elektriska persienner  
Säker

### Klimatkontroll

Luftkonditionering  
Öppen spis  
Centralvärme  
U/f uppvärmning  
U/f/h badrum

### Skick

Excellent  
Nyligen renoverad  
Nyligen renoverad

### Kök

Fullmonterad

### Parkering

Garage