



## Abstandsvilla zum Verkauf in El Rosario, Marbella

2.500.000 €

Referenz: R5253511 Schlafzimmer: 4 Badezimmer: 5 Garten: 380m<sup>2</sup> Terrasse: 60m<sup>2</sup>





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## Costa del Sol, El Rosario

New Build Villa 500m from the Beach – Marbella

New build villa in Marbella, currently under construction, located just 500 meters from the beach and a short walk from the school, in a quiet and well-connected residential area. Next to the Tennis Club and only a 5-minute drive from the hospital and Marbella town center.

The property will have 380 m<sup>2</sup> built (312 m<sup>2</sup> usable space), distributed across 4 bedrooms and 5 bathrooms, with spacious and bright rooms. The bedrooms enjoy sea views, and the living room opens onto a covered porch and a private pool, creating an ideal space to enjoy the Costa del Sol climate year-round.

The project offers the possibility of customizing the layout and finishes, adapting the property to the buyer's taste. It will be delivered with high-quality materials, fittings, and energy efficiency features.

Includes parking for two vehicles, built-in wardrobes, a storage room, terraces and balconies, south-facing orientation, and an A energy rating, guaranteeing comfort, natural light, and low energy consumption. The property is adapted for people with reduced mobility.

Expected delivery: April 2026

An excellent opportunity to own a brand-new villa in one of Marbella's most sought-after areas.



## Eigenschaften:

### Merkmale

In der Nähe des Transports

Private Terrasse

Lagerraum

Badezimmer

Doppelverglasung

Einstellungsschränke

Versorgungsraum

Keller

### Ansichten

Meer

Garten

### Pool

Privat

### Garten

Privat

### Versorgungsunternehmen

Strom

Photovoltaik -Sonnenkollektoren

### Orientierung

Süden

### Einstellung

Strand

In der Nähe von Golf

In der Nähe des Meeres

In der Nähe von Schulen

### Möbel

Nicht eingerichtet

### Sicherheit

Eingabetelefon

### Kategorie

Investition

Luxus

### Klimakontrolle

Klimaanlage

### Zustand

Neubau

### Küche

Voll ausgestattet

### Parken

Garage

Bedeckt