



## Detached Villa for sale in San Pedro de Alcántara, Marbella

1,550,000 €

Reference: 459-00476P Bedrooms: 4 Bathrooms: 3 Plot Size: 517m<sup>2</sup> Build Size: 213m<sup>2</sup> Terrace: 26m<sup>2</sup>





## Costa del Sol, San Pedro de Alcántara

Unique opportunity! Villa in Las Petunias, San Pedro de Alcántara – Just 350 meters from the beach.

Discover this charming villa located in one of the most sought-after areas of San Pedro beachside, just a few minutes' walk from the beach and beach bars.

Layout:

Ground floor: Elegant entrance hall, spacious living-dining room with fireplace, fully equipped kitchen with separate pantry, 2 bedrooms and a shared bathroom.

First floor: Master bedroom with dressing room and en-suite bathroom, second bedroom with separate bathroom and access to a large terrace/solarium with open views.

Second floor: Spacious room with wooden ceiling, ideal as a gym, study or office, with access to another private terrace.

Key features:

South-facing: natural light throughout the day, views of the mature garden, private parking, excellent condition. Quiet residential area with good transport links. Built area: 213 m<sup>2</sup>, interior: 187 m<sup>2</sup>, terraces: 26 m<sup>2</sup>

Privileged location:

5 minutes driving to Puerto Banús and San Pedro centre.



## Features:

### Features

FirePlace

Unfurnished

### Views

Garden

### Condition

Good