



Detached Villa for sale in Nueva Andalucía, Marbella

3,500,000 €

Reference: R5433322 Bedrooms: 5 Bathrooms: 6 Plot Size: 1,000m² Build Size: 460m² Terrace: 160m²





Costa del Sol, Nueva Andalucía

Discover this property with enormous potential in one of the most sought-after areas, just a few minutes' walk from Puerto Banús. In its current condition, the home is perfectly livable with minor cosmetic updates, but it truly stands out for its exceptional potential for value appreciation.

The house is distributed over three levels (basement, ground floor, and upper floor), with the additional option of creating a loft level. It features terraces on different levels, sea views, and a very *idílico* environment with minimal traffic and easy parking, as well as private space for two vehicles within the property.

One of its main highlights is the basement, with ceilings approximately 5 meters high, offering an outstanding range of possibilities—from creating new living spaces to adding direct access to the garden and pool. The property can easily accommodate additional bedrooms (up to 2 or 3 more), all with natural ventilation, even on the lower level.

With an investment in renovation and space optimization, this property can be transformed into a high-end residence, with an estimated market value of around €5.5 million. A unique opportunity both for investors and for those seeking an exclusive home with strong potential on the Costa del Sol.



Features:

Features

Covered Terrace
Private Terrace
Storage Room
Ensuite Bathroom
Marble Flooring
Fitted Wardrobes
Utility Room
Barbeque
WiFi
Fiber Optic
Solarium

Views

Sea
Mountain
Panoramic
Pool

Pool

Private

Garden

Private

Utilities

Electricity
Drinkable Water
Photovoltaic solar panels
Telephone

Orientation

South

Setting

Commercial Area
Close To Golf
Close To Port
Urbanisation
Close To Sea
Close To Shops
Close To Town
Close To Schools
Village
Town

Furniture

Part Furnished

Security

Alarm System
Electric Blinds

Category

Investment
Cheap

Climate Control

Air Conditioning
Pre Installed A/C
Hot A/C
Fireplace
Central Heating

Condition

Restoration Required

Kitchen

Fully Fitted

Parking

Private