



LUCAS FOX
INTERNATIONAL PROPERTIES

JET SET JEWEL



ALTOS DE PUENTO ROMANO GOLDEN MILE MARBELLA

SEMI-DETACHED VILLA
3 BEDROOMS WITH PRIVATE
SWIMMING POOL



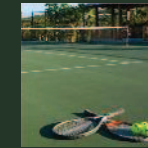


SALE PRICE
780.000 €





THE PROPERTY IS IN A MAGNIFICENT LOCATION, LESS THAN 5 MINUTES FROM THE PUENTE ROMANO HOTEL, TENNIS CLUBS, THE BEACH, PUERTO BANÚS AND ALL AMENITIES.



This stylish property for sale boasts its own private swimming pool and a large living and dining area that leads to a spacious terrace overlooking the pool. The kitchen has a spacious breakfast area and is adjacent to the utility room. There is also access to a rear garden.



The first floor of the property has 2 ensuite bedrooms, featuring wooden floors, a walk-in wardrobe and a private terrace, one of which has sea views. The master ensuite bedroom is located on the floor above and has a large ensuite bathroom and a private terrace offering magnificent panoramic sea views.



There is also a basement with lots of natural light, currently used as an entertainment room and office. This could easily be converted into 2 additional bedrooms, a gym or a cinema room. There is also an underground garage with space for 4 cars and a storage room.

Property type

House / Villa,
3 Bedrooms, 3 Bathrooms

Size

428m² (4,606ft²)

Plot size

558m² (6,006ft²)



- Gated community
- CCTV
- Private swimming pool
- Garden
- Sea views
- Basement
- Garage for 4 cars
- Close to amenities





PRICE

780.000€

DISTRIBUTION

Ground floor

- Living/dining area
- Kitchen
- Utility room

First floor

- 2 ensuite bedrooms

Second floor

- Master ensuite bedroom

Basement

- Spacious entertainment room/office
- Access to an underground garage for 4 cars



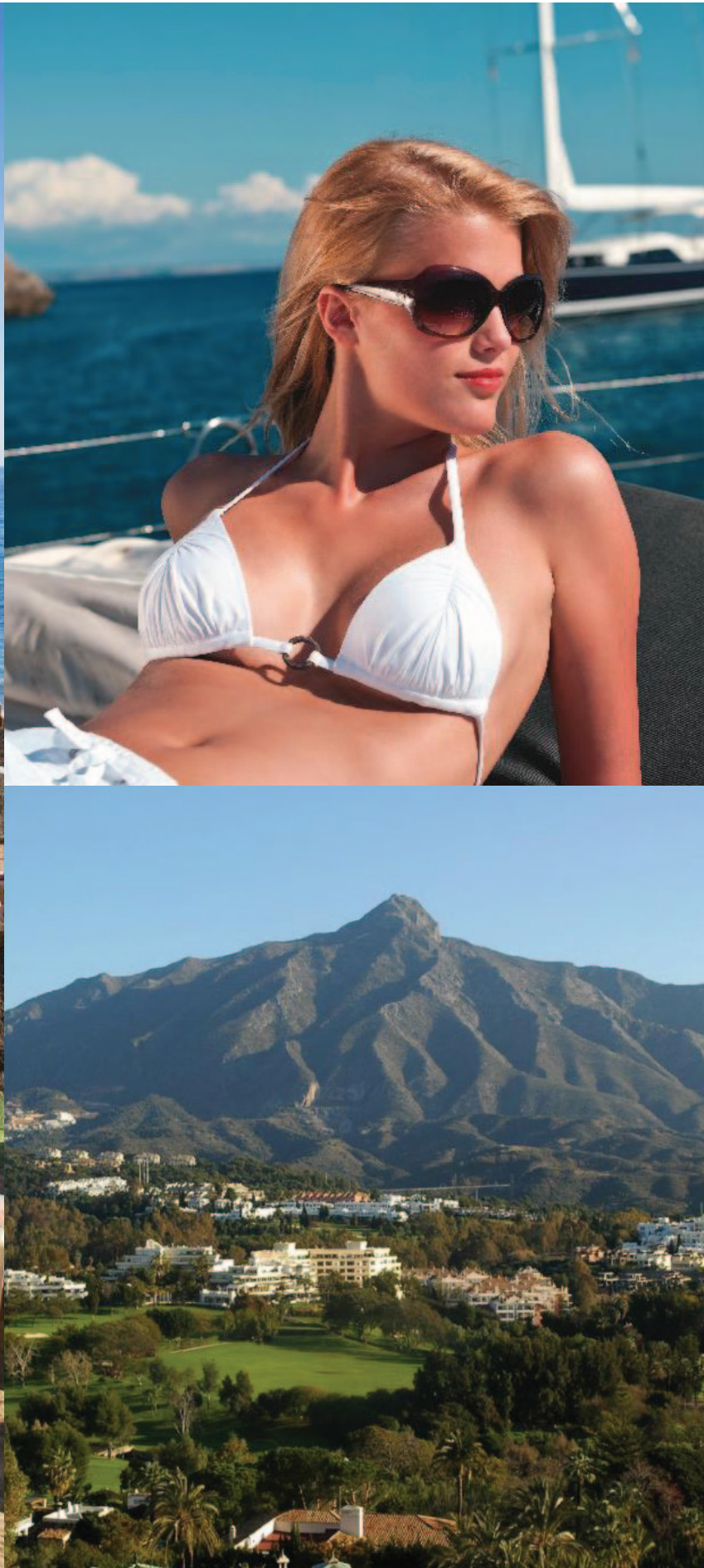
Marbella attracts a cosmopolitan tourist and residential population from Northern Europe and the UK, the Middle East (particularly Saudi Arabia and the United Arab Emirates) and the United States. This international mix of visitors reinforces the prestige and exclusive summer lifestyle that Marbella exudes.

MARBELLA IS OFTEN REFERRED TO AS THE "CALIFORNIA" OF EUROPE SINCE IT HAS THE BEST WINTER CLIMATE OF MAINLAND EUROPE



This combined with an excellent restaurant and social scene, a vibrant beach culture and over 100 golf courses makes it an extremely popular choice for both those looking for a holiday home or a permanent residence. It is also only 1.5 hours from the ski resorts of the Sierra Nevada.

Marbella attracts all types and age groups of people, especially appealing to the wealthier, more mature and refined type of international traveller than perhaps some other areas of Spain.



The buzzword for 2015 is definitely Location Location Location – it's all about being in the prime areas in Marbella where the market has definitely picked up. The market for properties in these prime areas stabilized around 1 year ago, with buyer interest picking up, and a significant increase in the number of transactions in 2014. This has been particularly noticeable in the luxury sector, resulting in an increasing shortage of good quality, luxury properties available to buy. Key investment areas to watch are in San Pedro de Alcántara, anywhere on the Golden Mile, Nueva Andalucia, La Zagaleta and the Sierra Blanca. The most popular property types are now modern designer style properties, particularly small villas in gated communities."



Stephen Lahiri
Partner, Lucas Fox Marbella



MARBELLA HAS A WELL-EARNED REPUTATION AS
A PLAYGROUND OF THE RICH AND FAMOUS AND A
GREAT PLACE TO LIVE

CONTACT DETAILS

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