

## Villa zum Verkauf in Nueva Andalucía, Costa del Sol

7 Schlafzimmer | 6 Badezimmer | 356 m<sup>2</sup> Wohnfläche | 1,539 m<sup>2</sup> Landfläche | Garage Ya | Garten Ya | Pool Ya



### Beschreibung der Immobilie

This substantial villa, set within the sought-after enclave of El Colorado in Nueva Andalucía, Marbella, presents an exceptional opportunity for those seeking a renovation project in a prime location. Boasting 7 bedrooms, 5 bathrooms, and a guest toilet, the property offers generous accommodation across a built area of 356m<sup>2</sup> and occupies a sizeable plot of 1,539m<sup>2</sup>. The residence is ideally situated for access to local amenities, transport links, and is in close proximity to renowned golf courses, schools, shops, the port, and the sea.

Designed with family living and entertaining in mind, the villa features a spacious living room with a fireplace, a separate dining room, and a guest room, all complemented by marble floors throughout. Double glazing, fitted wardrobes, and security shutters enhance comfort and security, while a basement provides additional versatile space. The property also benefits from a private

garage, offering secure parking for 3 cars plus a car port for another 2