

## Townhouse for sale in Marbella, Costa del Sol

3 Bedrooms | 3 Bathrooms | 307 m<sup>2</sup> Interior | 87 m<sup>2</sup> Terraces | **Garage** Yes  
€ 1,300 IBI | € 100 Rubish tax | € 2,724 Community fees



### Property Description

Situated in the prestigious Oasis de Nagüeles urbanization on Marbella's sought-after Golden Mile, this spacious 5-level townhouse offers a unique opportunity to create your ideal home in one of the best areas of the Costa del Sol.

The property is distributed as follows:

Ground floor: guest toilet, a bright living room with fireplace, fully fitted kitchen, and access to a charming private patio with a small pool, leading directly to the lush tropical communal garden with a large shared swimming pool.

First floor: two bedrooms, both with en-suite bathrooms.

Second floor: a lovely terrace with awning, plus a spiral staircase leading to an additional rooftop terrace - perfect for sunbathing or enjoying open views.

Basement level: an additional bedroom with a bathroom, plus access to the private garage.

While the property would benefit from modernization, this is reflected in its very attractive price, making it a smart investment opportunity.

Its location is unbeatable: only 5 minutes from Marbella center and 4 minutes from Puerto Banús, and close to the area's top international schools.

Whether you're looking for a family home, holiday residence, or investment project, this townhouse has exceptional potential