

## Villa for sale in Marbella, Costa del Sol

6 Bedrooms | 4 Bathrooms | 390 m<sup>2</sup> Interior | 50 m<sup>2</sup> Terraces | **Garage** Yes | **Garden** Yes | **Pool** Yes |



### Property Description

#### LUXURY VILLA IN RIO VERDE: FULLY RENOVATED 2024 (GOLDEN MILE)

Strategic investment opportunity in Rio Verde, the most sought-after area of Marbellas Golden Mile, just steps from the beach and Puerto Banus. This high-value asset underwent a full renovation in 2024, featuring modern high-end finishes and a contemporary architectural design.

#### PROPERTY LAYOUT:

Main Residence: 6 bedrooms and 4 bathrooms distributed over two floors. Features an expansive open-plan living area with premium natural light.

Guest House: Independent 57 m<sup>2</sup> building (perfect for a studio or guest suite).

Exterior: Private plot with a landscaped garden, swimming pool, BBQ area, and two large porches.

Parking: 50 m2 covered outdoor garage with capacity for multiple vehicles.

#### INVESTMENT TERMS AND CONDITIONS:

**SALE WITHOUT POSSESSION:** The property is being sold without physical possession.

**NO VIEWINGS:** Due to its current legal status, interior viewings are not possible.

**INVESTMENT POTENTIAL:** As a fully renovated (2024) villa, this represents an exceptional opportunity for investors seeking an asset with immediate capital appreciation once possession is secured.

This is a unique opportunity to acquire a turn-key standard villa in terms of renovation, located in one of Marbellas most exclusive and high-demand coastal enclaves.