

## Townhouse for sale in Santa Clara, Costa del Sol

4 Bedrooms | 4 Bathrooms | 194 m<sup>2</sup> Interior | 21 m<sup>2</sup> Terraces | Garage Yes | Garden Yes | Pool Yes  
€ 1,385 IBI | € 92 Rubish tax | € 1,824 Community fees



### Property Description

Set within an exclusive residential setting in Marbella, this beautifully reformed semi-detached villa blends contemporary design, intelligent technology and sustainable living to create a truly exceptional home.

The property has been thoughtfully redesigned to offer bright, open living spaces where modern comfort meets refined style. At the heart of the home is an elegant open-plan living area with a fully integrated kitchen, creating a seamless space ideal for both everyday living and entertaining. Large windows allow natural light to flood the interior while connecting the home effortlessly with the outdoor terraces and garden, while also enjoying pleasant sea views from inside the property, including from the main living area.

The villa offers four spacious bedrooms, three of which feature en-suite bathrooms, along with a fourth bedroom served by a separate bathroom. This layout provides an excellent balance of comfort and privacy for both family living and guests. A substantial 40 m<sup>2</sup> storage area adds further practicality, ensuring ample space for everyday living.

The property also benefits from a dedicated private gym, providing a convenient and well-appointed space for fitness and wellbeing within the comfort of your own home.

Outside, the property continues to impress with a stunning private swimming pool designed with a beach-style entrance, underwater lighting and heating, creating a perfect space to relax and enjoy the Mediterranean climate throughout the year. The home also benefits from a private garage with space for two cars. In addition, the urbanisation features a communal swimming pool, offering further leisure options within the community.

This home has been designed for modern living, incorporating an advanced smart-home system that allows full remote control of the property from anywhere in the world. Electric blinds, Philips Hue lighting, heating, security cameras, irrigation, pool systems and even Bosch premium appliances can all be managed through dedicated mobile applications, offering both convenience and peace of mind.

Sustainability is also at the heart of the design. Solar panels provide a high level of energy efficiency, complemented by an energy rating of B and a newly installed, highly efficient climate control system for both heating and cooling. The property is also prepared for the future with a 10 kW electric vehicle charging installation.

Combining cutting-edge technology, elegant design and energy-efficient living, this exceptional semi-detached villa represents a rare opportunity to enjoy a sophisticated modern lifestyle in one of Marbella's most desirable locations.