

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

3 Bedrooms | 3 Bathrooms | 254 m<sup>2</sup> Interior | 163 m<sup>2</sup> Terraces | **Garage** Yes | **Garden** Yes | **Pool** Yes  
€ 1,443 IBI | € 185 Rubish tax | € 3,420 Community fees



### Property Description

Discover this masterfully renovated townhouse in the prestigious Santa Clara Golf (Manzana, 1.3 Phase 2). Fully refurbished at the end of 2024 to an exacting standard, this "turn-key" residence is designed to maximize its spectacular sea views across all 3 levels, offering a sophisticated blend of indoor-outdoor Mediterranean living.

The Layout:

**Entry Level (Upper Floor):** The welcoming entrance hallway leads to the impressive Master Suite, featuring a private terrace with sea views, a spacious walk-in closet, and a designer en-suite bathroom. A second generous double bedroom with fitted wardrobes and its own en-suite bathroom is also located on this level.

**Living Level (Lower Floor):** The third bedroom and a full third bathroom are located here. The heart of the home is the expansive open-plan kitchen and living area, which flows onto a large, covered terrace. This space is enclosed with high-quality glass curtains, creating a versatile year-round environment for lounging, dining, and a dedicated laundry area.

**The Rooftop (76m<sup>2</sup> Solarium):** Accessed via the terrace, the massive solarium is equipped with a fitted outdoor kitchen and pergola. It is the ultimate space for entertaining and is large enough to

accommodate a private gym, jacuzzi, or ice bath, all while enjoying panoramic Mediterranean vistas.

**Communal Areas & Lifestyle:**

Residents of Santa Clara Golf enjoy an exceptionally high standard of living. The community is set within a 24-hour gated environment with meticulously manicured Mediterranean gardens and a large, sparkling communal swimming pool with sunbathing areas. The resort is famous for its tranquility and its top-tier 18-hole golf course and clubhouse.

**An Unbeatable Location:** This property is perfectly positioned to enjoy the very best of the Marbella lifestyle:

**Beaches:** Just a few minutes' drive from some of the finest sandy beaches in Marbella and renowned beach clubs like La Cabane and Noso Summer Club.

**Convenience:** Situated close to the main hospital (Costa del Sol) and a short drive to premium supermarkets, organic markets, and international schools.

**Marbella & Beyond:** Only 5 minutes from Marbella Center and 10 minutes from the world-famous Puerto Banús, offering designer shopping, fine dining, and vibrant nightlife.

**Key Features are :** **Panoramic Sea Views:** Uninterrupted coastal views from every level, recent and extensive high end renovation of the whole property. Luxurious finishes and new systems throughout.

**Glass Curtains:** Expansive covered terrace usable in all seasons.

**Luxury Solarium:** 76m<sup>2</sup> of private space with outdoor kitchen and pergola.

**Parking:** Two private parking spaces included.