



## Detached Villa for sale in San Pedro de Alcántara, Marbella

**1,400,000 €**

Reference: R4942390   Bedrooms: 4   Bathrooms: 5   Plot Size: 950m<sup>2</sup>   Build Size: 250m<sup>2</sup>   Terrace: 62m<sup>2</sup>





## Costa del Sol, San Pedro de Alcántara

We are proud to represent this exclusive elegant and modern villa located beachside in the desirable area of San Pedro – The location is ideally situated within walking distance to the centre of San Pedro, which is full of fabulous bars & restaurants, the promenade & beach is also within walking distance, so no need for a car! – the area is residential so very peaceful and safe. The villa is built on a generous plot of 950m2 which has a well-maintained garden that includes a variety of fruit trees, planters & shrubs. There is a large free to form coverable swimming pool, outdoor shower and there is a very spacious area for entertaining and dining outdoors which has a separate build in BBQ, wine fridge and built-in sink unit. There is a spiral staircase where you can access the upper sun roof terrace to enjoy and capture the most amazing sunsets from here. The property consists of 4 bedrooms and 5 bathrooms, on entering through the main door there is a very bright and spacious open plan living and dining area and kitchen which is large and has a range of base and wall mounted units and integrated appliances. The kitchen has an area for dining and a separate utility room, which houses the washing machine, dryer and boiler. There are a further 3 more spacious bedrooms which are all en-suite – Guests can enjoy a separate WC/cloakroom on this same level – an inner corridor leads to adjoining covered garage and from the garage there is a security door leading onto to a further private terrace/Japanese garden which has been decked for ease of maintenance. Stairs lead from the kitchen up to the Master bedroom which has an en-suite bathroom complete with stand along shower unit, W.C and sink unit – double glass patio doors lead onto an outdoor west facing terrace which captures the most amazing sunsets, and a view to the sea and mountains. All rooms have air conditioning units which are hot & cold they also enjoy the added benefit of oil-based radiators in all rooms. Solar panels were recently installed and 67% of electricity comes from those panels. All windows have automatic shutter blinds and there are also iron wreckers fitted.



## Features:

<b>Features</b>	<b>Orientation</b>	<b>Climate Control</b>
Covered Terrace	South	Air Conditioning
Near Transport	West	Cold A/C
Private Terrace	South West	Hot A/C
Satellite TV		U/F/H Bathrooms
Ensuite Bathroom		
Double Glazing		
Solarium		
WiFi		
Utility Room		
Fiber Optic		
<b>Views</b>	<b>Setting</b>	<b>Condition</b>
Sea	Beachside	Excellent
Mountain	Close To Golf	
Garden	Close To Sea	
Pool	Close To Shops	
Urban	Close To Town	
	Close To Schools	
	Town	
	Village	
<b>Pool</b>	<b>Kitchen</b>	<b>Garden</b>
Private	Fully Fitted	Private
		Easy Maintenance
<b>Security</b>	<b>Parking</b>	<b>Utilities</b>
Alarm System	Garage	Electricity
Electric Blinds	Private	Drinkable Water
Entry Phone		Solar water heating
Safe		
<b>Category</b>		
Resale		