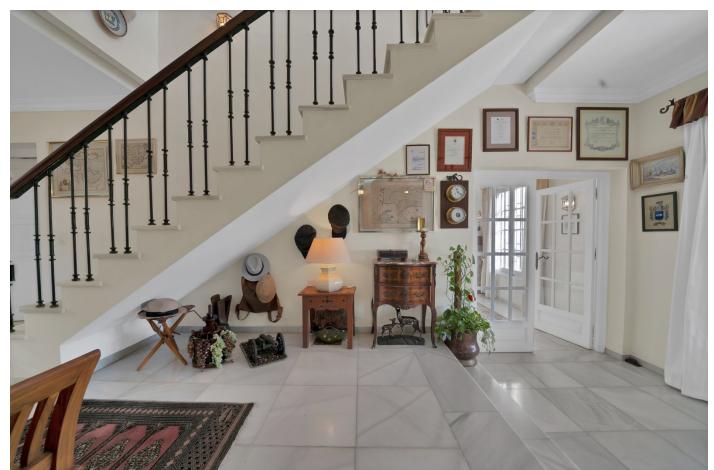
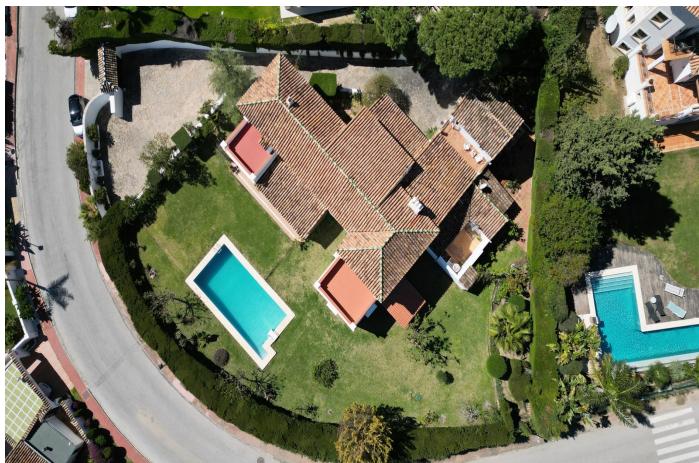




## Detached Villa for sale in Nueva Andalucía, Marbella

**3.050.000 €**Reference: R4993696   Bedrooms: 6   Bathrooms: 6   Plot Size: 1.755m<sup>2</sup>   Build Size: 521m<sup>2</sup>



## Costa del Sol, Las Brisas

Detached Villa for Sale in Nueva Andalucía, Marbella – Prime Location with Sea Views Located in one of Marbella's most sought-after areas, this magnificent detached villa sits on a generous corner plot of 1,755 m<sup>2</sup> in the prestigious Avenida del Generalife 28. South-southwest facing, it boasts breathtaking views of the sea and Gibraltar. The property enjoys a strategic location that offers both privacy and tranquillity, while being perfectly connected to all amenities, international schools, renowned golf courses, and the glamour of Puerto Banús. With a total built area of 700 m<sup>2</sup> (as per the Cadaster or land registry), the villa offers generous living spaces, ideal for family life. The ground floor features a spacious living room of over 40 m<sup>2</sup>, a separate dining area, a large study, guest WC, and a fully equipped kitchen with a service area including a good-sized bedroom and bathroom. The inviting covered terrace opens directly onto the beautifully maintained mature garden and private pool – the perfect setting to enjoy Marbella's enviable climate. Upstairs, there are four further bedrooms, three of which have en-suite bathrooms. The impressive master suite includes a walk-in wardrobe and access to a large terrace with stunning panoramic views towards Gibraltar. The property also benefits from a substantial 77 m<sup>2</sup> garage and a charming guest house arranged over two levels, with a living area downstairs and bedroom with bathroom upstairs – ideal for hosting visitors or generating rental income. A home full of character, in excellent condition, with outstanding potential both as a permanent residence and as a high-yield buy-to-rent investment. A unique opportunity in Nueva Andalucía. Book your viewing today and prepare to fall in love.



## Features:

**Caratteristiche**

Terrazza coperta

Terrazza privata

Pavimenti in marmo

Doppio vetro

Sala giochi

Appartamento ospiti

**Viste**

Mare

Montagna

Giardino

Piscina

Piscina

Privata

Sicurezza

Sistema di allarme

Citofono

**Valutazione energetica**

E

**Orientamento**

Sud

**Climate Control**

Camino

**Collocamento**

Vicino al golf

Vicino ai negozi

Vicino alla città

Vicino alle scuole

**Mobilia**

Non arredato

**Parcheggio**

Privato

Più di uno

**Valutazione delle emissioni di CO2**

E

**Condizione**

Parzialmente ristrutturata

**Giardino**

Privato

**Categoria**

Lusso