



## SPECTACULAR LUXURY VILLA WITH LARGE PLOT AND PANORAMIC SEA-VIEWS FOR SALE IN ELVIRIA | MARBELLA EAST

**2,395,000 €**

Reference: 1189AMA   Bedrooms: 7   Bathrooms: 7   Plot Size: 2,672m<sup>2</sup>   Build Size: 341m<sup>2</sup>   Terrace: 260m<sup>2</sup>







## Costa del Sol, Elviria

**SPECTACULAR LUXURY VILLA WITH LARGE PLOT AND PANORAMIC SEA VIEWS FOR SALE IN ELVIRIA, MARBELLA EAST** A private Mediterranean retreat surrounded by lush greenery, spacious outdoor areas and amazing sea views in one of Marbella's most prestigious residential neighbourhoods. This charming south-west-facing villa was renovated in 2021 with the highest-quality materials and it's set on a generous plot of more than 2600 SQM in the highly sought-after area of Elviria, Marbella East. Offering exceptional privacy and tranquillity, the property is enveloped by mature landscaping and features a beautifully designed garden, a relaxing pool area and multiple outdoor spaces perfect for an authentic Mediterranean lifestyle. Furthermore, the property offers a separate guest house, adding significant value and versatility. It includes: • Large en-suite bedroom • A comfortable living room • Fully equipped kitchen Perfect for visitors, extended family or as an independent rental opportunity thanks to the existing tourist licence. **KEY FEATURES OF THE VILLA IN ELVIRIA** • Main villa with 6 spacious bedrooms with 6 bathrooms • Independent guest house with living room, kitchen and en-suite bedroom • Sea views from the main terrace and barbecue area • Amazing separate fully equipped gourmet kitchen with Neff appliances • Bright living room and formal dining area with terrace access • Covered terrace with barbecue area • Main villa: Central heating • Hot/cold air conditioning in the guest house • Wooden Double glazing • Wine cellar • Solar panels • Alarm system • Ample parking space for multiple cars • Touristic licence in place **MAIN VILLA: SPACE, COMFORT & ELEGANCE** The main house features six generously sized bedrooms, each with its own private en-suite bathroom. A fully fitted gourmet kitchen makes culinary enjoyment a pleasure, while the bright living room and formal dining area connect effortlessly with the outdoor terrace overlooking the garden, the pool and the sea. The terrace includes a dedicated BBQ area and outdoor dining space, ideal for entertaining guests and enjoying Marbella's climate throughout the year. **OUTDOOR LIVING: A PRIVATE LUXURIOUS MEDITERRANEAN OASIS** The villa's gardens offer an exceptional environment for outdoor living, featuring a large swimming pool, shaded lounge areas, mature trees and landscaped gardens. From the main terrace, beautiful sea views enhance the relaxing atmosphere. **PRIME LOCATION: ELVIRIA, MARBELLA EAST** Elviria is renowned for its pristine beaches, established residential areas and international amenities. Nearby you will find: • Santa María Golf and Greenlife Golf • Elviria's best beaches • Restaurants, supermarkets, pharmacies and essential services • International schools such as ECN and Colegio Alborán With excellent connections to Marbella centre, Puerto Banús and Málaga Airport, this is a perfect location for both families and full-time residents. **A RARE OPPORTUNITY IN ELVIRIA** With its generous plot, independent guest house, mature gardens and touristic licence, this villa is ideal for those seeking: • complete privacy close to all amenities • a spacious family residence • huge investment potential & rental income • a refined Mediterranean lifestyle A Mediterranean-style villa with timeless charm and exceptional potential in one of Marbella's most desirable areas.





## Features:

### Features

Covered Terrace  
Private Terrace  
Storage Room  
Ensuite Bathroom  
Double Glazing  
Fitted Wardrobes  
WiFi  
Guest House  
Utility Room  
Barbeque

### Views

Sea  
Panoramic  
Garden  
Pool

### Pool

Private

### Garden

Private  
Landscaped

### Utilities

Photovoltaic solar panels

### Orientation

South West

### Setting

Close To Golf  
Close To Sea  
Close To Shops  
Close To Schools

### Furniture

Not Furnished

### Security

Gated Complex  
Alarm System

### Category

Investment  
Golf  
Luxury

### Climate Control

Central Heating

### Condition

Excellent  
Recently Renovated

### Kitchen

Fully Fitted

### Parking

Private  
Covered  
More Than One