



# Spain - Marbella, luxury villa 536 m2 + terrace 99 m2, view, garden, pool

Marbella, Provincie Málaga

**2 595 000 €**

Are you looking for a property in Spain in Marbella? We offer holiday properties, investment properties and properties for permanent residence. We will provide you with a complete real estate service, including subsequent renting. Don't hesitate to contact us. Immaculate, south facing five bedroom Villa located in Reserva de la Quinta. This property is extremely private and secure, being in a gated community. On the main floor, there is a spectacular entrance hall featuring a beautiful staircase, chandelier and domed ceiling, reminiscent of the Renaissance era. This space then leads on to spacious and bright open plan lounge and dining area with a wonderful fireplace. Adjacent, is an additional cosy living room which follows on to a modern and fully equipped kitchen and a guest toilet. Also, on this floor is a charming guest bedroom with en-suite. All these rooms on the main floor have direct access to the terraces and a well maintained garden area which features a BBQ area, sunbed deck, heated swimming pool and stunning panoramic views of La Concha Mountain and over La Quinta. On the first floor, there are two guest suites, both sharing access to a private terrace. The master suite consists of a walk in wardrobe, en-suite bathroom with jacuzzi and has direct access to the a terrace overlooking the garden. The lower level of Villa Penati has been recently converted into an independent guest apartment with utility room and bathroom. There is on-site parking for up to four cars, air-conditioning, oil fired central heating, alarm system and 24hr security. The sale price of the property is 2.595.000 Eur.

## PRICE

Price house	2 595 000 €
Note	Včetně provize
Commission	+ Commissions real estate

## LOCATION

District	Provincie Málaga
City	Marbella
Street	Skryto
House number	Skryto

## INFORMATION ABOUT THE PROPERTY

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Číslo nabídky: 76748

<https://homesweethome.cz/en/real-estate/76748/>

Contract type	Sale
Order number	76748
Date	22.12.2023
Object position	Single
Object kind	Brick
Object placing	Village centre
Layout	5 or more rooms
Equipped	Yes
Built area m <sup>2</sup>	280
Utility area m <sup>2</sup>	536
Lot area m <sup>2</sup>	1407
Terraces area m <sup>2</sup>	99
Number of terraces	4
Number of parking spaces	4
Number of pools	1
Number of building floors	2
Number of floor in building	

## NOTE HOUSE

Type	Houses and villas
Type of house	Villas
Type of house	Storey
Condition house	Very good
Orientation	South

## ENERGY PERFORMANCE CERTIFICATE

Energy efficiency class	G - Extremely wasteful
Energy Performance Certificate drawn up in accordance with	264/2020 Sb.