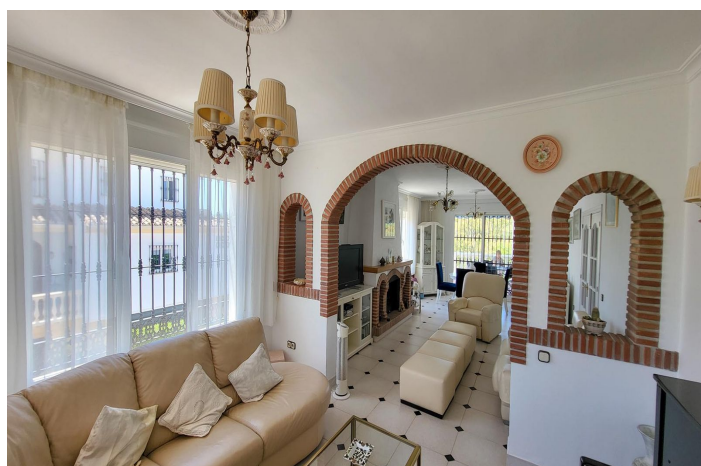




## Frittliggende villa til salgs i Elviria, Marbella

**1 449 000 €**

Referanse: R5106082 Soverom: 4 Bad: 3 Plottstørrelse: 1 322m<sup>2</sup> Bebygget areal: 324m<sup>2</sup> Terrasse: 42m<sup>2</sup>







## Costa del Sol, Elviria

**SPACIOUS 4-5 BEDROOM VILLA IN ELVIRIA-MARBELLA** This well-maintained villa, built by its original owners, offers an exceptional opportunity to live in the sought-after area of Elviria, Marbella—just minutes from some of the Costa del Sol's most beautiful beaches. Perfectly situated on the edge of Elviria next to a peaceful river, the property enjoys direct access to scenic hiking trails in the hills behind, while still being just a 15-minute walk from local amenities, restaurants, and the beach. A convenient riverside footpath makes the journey even shorter. Enjoy the best of both worlds—tranquility and privacy, with all the vibrancy of Elviria at your doorstep. Designed as a comfortable family home, the villa features 4 spacious bedrooms on the first floor and a large office on the ground floor, which could easily serve as a 5th bedroom. There's also the potential to create additional living space in the bright and airy basement. A welcoming entrance through a lush front garden with palm and fruit trees leads to an east-facing porch. Inside, the hallway opens to a large study (or optional fifth bedroom), followed by a generous living area combining lounge, TV, and dining spaces. This open-plan room flows directly onto a west-facing terrace with panoramic views of the mountains and coast. The spacious kitchen also opens onto the terrace, perfect for al fresco dining. A guest bathroom completes the main level. Upstairs, you'll find 4 large and bright bedrooms. The master suite includes an en-suite bathroom, walk-in wardrobe, and a private terrace. The remaining 3 bedrooms share a full bathroom, with one of them also enjoying terrace access. The basement level features a large, light-filled garage with its own access—ideal for converting into a self-contained apartment, guest quarters, or additional family space. The property also includes a wide, easy-access driveway, a beautiful swimming pool with outdoor shower and toilet, and a terraced garden filled with mature fruit trees. A lower garden level offers more fruit trees and direct access to the river and hiking paths—ideal for nature lovers and families alike. This is a rare opportunity to own a peaceful yet conveniently located villa in one of Marbella's most desirable neighborhood.



## Egenskaper:

### Funksjoner

Dekket terrasse  
Nær transport  
Privat terrasse  
Lagerrom  
Ensuite bad  
Dobbeltvindu  
Monterte garderober  
Wifi  
Verktøyrom  
Fiberoptisk

### Utsikt

Fjell  
Panoramisk  
Land  
Hage  
Urban  
Gate

### Basseng

Privat

### Hage

Privat

### Verktøy

Elektrisitet  
Drikkbart vann  
Telefon  
Gass

### CO2 -utslippsvurdering

E

### Orientering

Øst  
Sør  
Vest

### Innstilling

I nærheten av golf  
Urbanisering  
Nær sjøen  
I nærheten av butikker  
Nær skoler  
Landsby

### Møbler

Valgfri

### Sikkerhet

Inngjerdet kompleks  
Alarmsystem

### Kategori

Investerings  
Handel  
Luksus  
Videresalg

### Klimakontroll

Peis  
Sentraloppvarming

### Betingelse

Glimrende

### Kjøkken

Fullt montert

### Parkering

Garasje  
Gate  
Mer enn en  
Energivurdering  
E