



## Townhouse for sale in San Pedro de Alcántara, Marbella

**995,000 €**

Reference: R5184547   Bedrooms: 4   Bathrooms: 3   Plot Size: 40m<sup>2</sup>   Build Size: 129m<sup>2</sup>   Terrace: 66m<sup>2</sup>





## Costa del Sol, San Pedro de Alcántara

Discover this exclusive townhouse just steps from the beach, located in one of the most sought-after areas of Marbella, on the beachfront of Guadalmina Baja/San Pedro de Alcántara.

Spread over two floors, it has 4 bedrooms and 3 bathrooms, combining elegance, comfort, and functionality.

On the ground floor, a spacious living room opens onto a 25 m<sup>2</sup> terrace with direct access to the communal pools and gardens, ideal for enjoying with family or friends.

New kitchen, windows, water heater, and renovated electrical installation. It has electric blinds and air conditioning, both controllable from your mobile phone (smart home system).

On the upper floor, the roof terrace is divided into two areas:

The first offers a chill-out area with a pergola, a fully equipped outdoor kitchen, and a dining area for six people.

On the top floor, there is a solarium on the terrace with a jacuzzi for 6 people and space for sun loungers.

24-hour security, and all this just a few meters from the beach, supermarkets, restaurants, and all the services you need to enjoy the Mediterranean lifestyle.

A unique property that combines luxury, comfort, and an exceptional location in one of the most exclusive areas of Marbella.



## Features:

Features	Orientation	Climate Control
Covered Terrace	South	Air Conditioning
Private Terrace	West	
Storage Room	South West	
24 Hour Reception		
Solarium		
Jacuzzi		
Views	Setting	Condition
Mountain	Beachside	Excellent
Panoramic	Close To Golf	
	Close To Sea	
Pool	Garden	Security
Communal	Private	Gated Complex
		24 Hour Security
Parking	Category	
Private	Investment	
More Than One		