

INTERMOBILIARIA



Detached Villa in Marbella – 5 bedrooms – 2 baths

Bedrooms **5** Bathrooms **2** Built **369m2** Plot **691m2**
R5130559 **property** **Marbella** **1.425.000€**

Great opportunity to purchase a detached villa to renovate in the sought-after Huerta Belón residential area in the heart of Marbella. With one of the largest individual plots in the area, 691m2, this 369m2 villa has 5 bedrooms, all on the upper floor, 2 bathrooms, the main one on suite, toilet on the ground floor, reading room, office, garage with direct access to the house, wine cellar, double-height living/dining room with fireplace, large kitchen and enclosed laundry area, plus a large garden with private pool and outdoor storage area. Due to the size of the plot and the square metres built, this property offers a unique opportunity to renovate it and turn it into your dream home in the heart of the city, with the option of maintaining the existing structure and renovating it according to the new owner's needs, or demolishing the existing house and building a completely new one in accordance with the urban planning regulations of the area, as it is classified as consolidated urban area, residential, intended for single-family dwellings UE-1, it has a buildable area coefficient of 0.40% and 35% occupancy.

Barbeque
Ensuite Bathroom
Near Church
Storage Room

Barbeque
Fitted Wardrobes
Near Transport
Utility Room

Covered Terrace
Marble Flooring
Private Terrace