

# BROMLEY ESTATES

*Marbella*



## TOWNHOUSE 3 BEDROOMS 3 BATHROOMS IN BENALMADENA COSTA

 Benalmadena Costa

REF# BEMR4827400 €799,000

BEDS

3

BATHS

3

BUILT

165 m<sup>2</sup>

Welcome to your future home in the prestigious urbanization of Reserva del Higuerón! This stunning townhouse offers an unbeatable location, just 300 meters from Carvajal Beach, allowing you to enjoy the sea whenever you want. With a total of 175 m<sup>2</sup> built and 150 m<sup>2</sup> of usable space, this two-level property combines luxury and comfort in every corner. In addition to a private garden with a pool, you'll also have access to a community pool where you can relax and share moments with your neighbors in a secure environment, with 24-hour private security.

It has VFT, licence for Short Term Rental.

The interior of the house is designed to impress. On the ground floor, there's a spacious living-dining area connected to a modern open kitchen, equipped with high-end appliances. This floor also includes a separate laundry room and a guest toilet. The porch invites you to enjoy the outdoors, while the private garden, with artificial grass and a saltwater pool, is perfect for relaxation and fun. Upstairs, you'll find three double bedrooms, with the master bedroom featuring an en-suite bathroom, a walk-in closet, and stunning views. The other two bedrooms share a full bathroom.

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The basement offers extra convenience with a large garage and additional storage space. The house comes fully furnished and is move-in ready. It's equipped with a heating and cooling system, and its south and east orientation ensures plenty of natural light throughout the day. The state-of-the-art solar panels help minimize energy consumption, and the centralized air conditioning system, with newly installed units, helps optimize electricity costs.

The staircase is elegantly adorned with glass handrails, enhancing the modern and stylish feel. For added convenience, the urbanization also offers private transportation to the beach and the nearby shopping center, where you'll find shops, supermarkets, and restaurants. Don't miss this unique opportunity to enjoy a luxurious life by the sea. This is the home you've always dreamed of!





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