

# BROMLEY ESTATES

*Marbella*



## LUXURY VILLA FOR SALE IN MARBELLA EAST WITH SEA VIEWS

📍 El Rosario

REF# BEMV1978 €1,695,000

BEDS

5

BATHS

4

BUILT

401 m<sup>2</sup>

PLOT

1300 m<sup>2</sup>

TERRACE

83 m<sup>2</sup>

This luxury villa for sale in Marbella East with sea views offers the chance to create a distinctive home in one of the most established residential areas of the coast. Set on a generous plot with mature gardens and multiple terraces, the property already provides impressive scale, privacy and wellness features, with the proportions, layout and setting that form an excellent foundation for a high-end transformation.

Designed across two levels, the property provides spacious living areas filled with natural light and a layout that easily accommodates family life, guests or remote working. The main living room with fireplace opens directly onto the terraces and garden, allowing indoor spaces to flow naturally into the outdoor areas. A large kitchen with island and garden access forms the heart of the home, while several additional living spaces including a games and cinema room with bar and wine cellar offer flexibility for entertaining and relaxation.

+34 952 939 460 · [info@bromleyestatesmarbella.com](mailto:info@bromleyestatesmarbella.com) Urbanizacion El Rosario, CN340, Km 188, Marbella, Malaga 29603

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The property includes five bedrooms and four bathrooms, offering ample space for family and guests. Several bedrooms and terraces enjoy partial sea views, particularly from the upper floor where the outlook extends across the surrounding greenery towards the Mediterranean.

One of the most distinctive aspects of the home is its extensive wellness area. A spa zone includes a sauna and indoor and outdoor Jacuzzis, while a glass enclosed gym located within a turret provides a unique exercise space surrounded almost entirely by the garden's vegetation. The property sits on a 1,300 m<sup>2</sup> plot with mature Mediterranean gardens, several terraces and seating areas, a private swimming pool and covered parking with additional space for several vehicles.

The villa is located in the well-established El Rosario area, one of the coast's most desirable residential neighbourhoods. Known for its peaceful setting, mature greenery and proximity to some of the area's finest beaches, it sits between Los Monteros and Las Chapas and offers convenient access to golf courses, international schools, sports clubs and the Costa del Sol Hospital. Marbella centre is only a short drive away, while nearby beach clubs, restaurants and everyday amenities make the location particularly appealing for both year-round living and holiday homes.

While the property already offers generous space and distinctive features, it also presents excellent scope for modernisation. With its solid structure, generous plot and desirable location, it represents excellent value for buyers looking to create a truly impressive luxury villa in Marbella.



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