



## HOUSE 3 BEDROOMS 2 BATHROOMS IN EL ROSARIO

 El Rosario

REF# R5374897 €999,000

BEDS	BATHS	BUILT	PLOT	TERRACE
3	2	190 m <sup>2</sup>	1064 m <sup>2</sup>	30 m <sup>2</sup>

Situated in the highly desirable residential area of El Rosario, Marbella, this charming detached villa presents an outstanding opportunity to acquire a property with significant potential in one of the Costa del Sol's most sought-after locations.

The villa offers 3 spacious bedrooms and 2 bathrooms, distributed across 180 m<sup>2</sup> of built area, all set on an expansive 1,100 m<sup>2</sup> private plot. The property is surrounded by a mature Mediterranean garden filled with fruit trees, including lemon trees, creating a peaceful and authentic Andalusian atmosphere.

A standout feature of the home is the large 35 m<sup>2</sup> private swimming pool, ideal for outdoor living, entertaining, and enjoying the region's exceptional climate all year round. The generous plot size provides excellent scope for landscaping, extension, or complete modernization.

This property is perfectly suited either as a renovation project with strong resale potential or as a villa that can be transformed into a stylish key-ready home with relatively modest investment.





