

# BROMLEY ESTATES

*Marbella*



## PLOT 2 BEDROOMS 2 BATHROOMS IN ISTAN

 **Istan**

REF# R5402110 **€899,000**

**BEDS**

2

**BATHS**

2

**BUILT**

873 m<sup>2</sup>

**PLOT**

30000 m<sup>2</sup>

**TERRACE**

12 m<sup>2</sup>

Investment Plot with Partially Built Project near Istán Lake

Large plot with an exclusive contemporary villa project located in a unique natural setting near Istán Lake, just minutes from Marbella and approximately 10 minutes from Puerto Banús.

The property enjoys panoramic views over the mountains, the lake and the coastline, offering privacy and a peaceful environment within a protected natural area near Sierra de las Nieves Natural Park.

The original project includes:

- 6 bedrooms
- spacious living and dining area with fireplace
- large terraces with open views
- private swimming pool
- guest apartment
- multiple parking spaces

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

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## Key information:

The property is currently under construction with approximately 50% of the structure completed.

In order to continue and finalise the project, a new building license will be required. Based on current planning conditions, the most viable development scenario is a boutique hotel or hospitality-related investment.

This is a strong opportunity for investors or developers looking to create a unique project in a high-demand natural location close to Marbella.

