



## Detached Villa for sale in El Rosario, Marbella

2,500,000 €

Reference: R5253511   Bedrooms: 4   Bathrooms: 5   Build Size: 380m<sup>2</sup>   Terrace: 60m<sup>2</sup>





## Costa del Sol, El Rosario

New Build Villa 500m from the Beach – Marbella New build villa in Marbella, currently under construction, located just 500 meters from the beach and a short walk from the school, in a quiet and well-connected residential area. Next to the Tennis Club and only a 5-minute drive from the hospital and Marbella town center. The property will have 380 m<sup>2</sup> built (312 m<sup>2</sup> usable space), distributed across 4 bedrooms and 5 bathrooms, with spacious and bright rooms. The bedrooms enjoy sea views, and the living room opens onto a covered porch and a private pool, creating an ideal space to enjoy the Costa del Sol climate year-round. The project offers the possibility of customizing the layout and finishes, adapting the property to the buyer's taste. It will be delivered with high-quality materials, fittings, and energy efficiency features. Includes parking for two vehicles, built-in wardrobes, a storage room, terraces and balconies, south-facing orientation, and an A energy rating, guaranteeing comfort, natural light, and low energy consumption. The property is adapted for people with reduced mobility. ???? Expected delivery: April 2026 An excellent opportunity to own a brand-new villa in one of Marbella's most sought-after areas.



## Features:

Features	Orientation	Climate Control
Near Transport	South	Air Conditioning
Private Terrace		
Storage Room		
Ensuite Bathroom		
Double Glazing		
Fitted Wardrobes		
Utility Room		
Basement		
Views	Setting	Condition
Sea	Beachside	New Construction
Garden	Close To Golf	
	Close To Sea	
	Close To Schools	
Pool	Furniture	Kitchen
Private	Not Furnished	Fully Fitted
Garden	Security	Parking
Private	Entry Phone	Garage
		Covered
Utilities	Category	
Electricity	Investment	
Photovoltaic solar panels	Luxury	