



**Ref.-ID: MIBGR4746682**

**The Golden Mile**

**House**

**Community: 4,140 EUR / year**

**IBI: 1,580 EUR / year**

**Rubbish: 185 EUR / year**



**5**



**5**



**300 m2**

Beautiful townhouse in the heart of Altos de Puente Romano, walking distance to the beach in 15 minutes, 5 and 10 minutes by car from Marbella and Puerto Banus, with easy access to the A7. It is one of the best urbanizations with security, paddle tennis courts and a complete recently renovated gym near Puente Romano. The house has 4 floors, the main entrance leads to a large patio with a storage area, where the water filter and gas boiler are located. The entrance to the house with a renovated and modern guest toilet, a very spacious white and modern kitchen to which the laundry room has been incorporated and a breakfast area has been created. The spacious living room with fireplace and central heating as well as A/C centralized by plants, connect to the covered terrace to enjoy summer nights dining al fresco. On the upper floor we find the master bedroom with a completely renovated en-suite bathroom and two bedrooms that share a bathroom, on the top floor a large bedroom with an en-suite bathroom and terrace. In the basement there is a 5 bedroom with a bathroom for the service and two parking spaces with closets for storage.

- Setting**
  - ✓ Close To Golf
  - ✓ Close To Port
  - ✓ Close To Shops
  - ✓ Close To Sea
  - ✓ Close To Town
  - ✓ Close To Schools
  - ✓ Close To Marina
  - ✓ Urbanisation
- Orientation**
  - ✓ South
- Condition**
  - ✓ Excellent
- Pool**
  - ✓ Communal
- Climate Control**
  - ✓ Air Conditioning
  - ✓ Central Heating
- Views**
  - ✓ Mountain
  - ✓ Pool
- Features**
  - ✓ Covered Terrace
  - ✓ Near Transport
  - ✓ Private Terrace
  - ✓ Solarium
  - ✓ Gym
  - ✓ Sauna
  - ✓ Paddle Tennis
  - ✓ Tennis Court
  - ✓ Access for people with reduced mobility
  - ✓ Barbeque
  - ✓ Near Mosque
- Furniture**
  - ✓ Optional
- Kitchen**
  - ✓ Fully Fitted
- Garden**
  - ✓ Communal
  - ✓ Private
- Security**
  - ✓ Gated Complex
  - ✓ Entry Phone
  - ✓ Alarm System
  - ✓ 24 Hour Security
- Parking**
  - ✓ Garage
  - ✓ More Than One
- Utilities**
  - ✓ Drinkable Water
  - ✓ Gas
  - ✓ Solar water heating
- Category**
  - ✓ Distressed
  - ✓ Investment
  - ✓ Luxury