



**Sales - House - The Golden Mile**  
**1.490.000€**

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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

**Climate Control**

- ✓ Air Conditioning
- ✓ Central Heating

**Kitchen**

- ✓ Fully Fitted

**Utilities**

- ✓ Drinkable Water
- ✓ Gas
- ✓ Solar water heating

**Orientation**

- ✓ South

**Views**

- ✓ Mountain
- ✓ Pool

**Garden**

- ✓ Communal
- ✓ Private

**Category**

- ✓ Distressed
- ✓ Investment
- ✓ Luxury

**Condition**

- ✓ Excellent

**Features**

- ✓ Covered Terrace
- ✓ Near Transport
- ✓ Private Terrace
- ✓ Solarium
- ✓ Gym
- ✓ Sauna
- ✓ Paddle Tennis
- ✓ Tennis Court
- ✓ Access for people with reduced mobility
- ✓ Barbeque
- ✓ Near Mosque

**Security**

- ✓ Gated Complex
- ✓ Entry Phone
- ✓ Alarm System
- ✓ 24 Hour Security

**Pool**

- ✓ Communal

**Furniture**

- ✓ Optional

**Parking**

- ✓ Garage
- ✓ More Than One















