

**Продажа - Дом - The Golden Mile**  
**1.395.000€**

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**Ref.-ID: MIBGR4847815**

**The Golden Mile**

**Дом**

**Коммунальные: 1,680 EUR / год**

**ИБИ: 1,168 EUR / год**

**Мусор: 186 EUR / год**



**3**



**3.5**



**175 m2**



**250 m2**

The property is available for sale only. Located in the gated community of Altos de Puente Romano, the community of Altos de Salamanca, this corner semi-detached house guarantees utmost privacy and security, enhanced by 24-hour surveillance and cameras. The private garden basks in the glow of the morning, day, and afternoon sun, thanks to its south-facing orientation, ensuring brightness and warmth all day long. The community, home to many families, boasts well-maintained communal gardens and a shared pool area. Situated within walking distance to the beach and the renowned Puente Romano hotel, the location is nothing short of excellent. The house itself stands on a corner lot, surrounded by a lush garden adorned with palm trees and vibrant flowers. Upon entering, you are welcomed by a spacious kitchen to the right, complete with a laundry area and a unique open window to the dining area. On the left, a handy guest toilet is situated. The expansive living room exudes brightness, thanks to two large windows and a glass door leading to the private terrace and garden. This space is complemented by a cozy fireplace and an ample dining area. The outdoor terrace is a haven for relaxation and family time, offering a shaded dining area overlooking the verdant garden. The main level also hosts the master bedroom, featuring a walk-in closet and a luxurious en-suite bathroom with a large walk-in shower, a double sink, and abundant natural light. All windows in the house are equipped with electric shutters and metal doors, ensuring security and comfort. The top level houses two sizable bedrooms, each with its own en-suite bathroom complete with both showers and baths. One bedroom opens to a large south-facing terrace, offering partial sea views, while the other bedroom boasts additional living space, ideal for a TV room, office, or children's play area. This extra space is legally constructed with high-quality materials and offers stunning mountain views. The exceptional quality of construction and meticulous maintenance make this property a fantastic purchase opportunity, ready for immediate move-in as a residential or holiday home. Its classic style presents the potential for easy renovation to modern aesthetics. It is an ideal family home, situated close to several private schools and within a secure and prestigious area. Investing in this property is a smart move as opportunities in the Golden Mile Marbella area are becoming increasingly rare. Secure this beautiful home for your family or investment portfolio today.

**Расположение**

- ✓ На побережье
- ✓ Рядом с гольф-полем
- ✓ Рядом с магазинами
- ✓ Рядом с морем
- ✓ Рядом с городом
- ✓ Близко к школам

**Особенности**

- ✓ Крытая терраса
- ✓ Встроенные шкафы
- ✓ Рядом с транспортом
- ✓ Приватная терраса
- ✓ Спутниковое телевидение
- ✓ Ванная комната
- ✓ Мраморные полы

**ОРИЕНТАЦИЯ**

- ✓ Юг

**Сад**

- ✓ Приватный

**Состояние**

- ✓ Хорошее

**меры безопасности**

- ✓ Электрические жалюзи

**бассейн**

- ✓ Общий

**Парковка**

- ✓ С навесом

**Климат-контроль**

- ✓ Кондиционер
- ✓ Камин

**Коммунальные услуги**

- ✓ Телефон

**ВИД**

- ✓ Горы
- ✓ Сельская местность
- ✓ Панорамный
- ✓ Сад