



## listing



### Agent Info

|                |                                                   |
|----------------|---------------------------------------------------|
| Name:          | Alissa Heilbron                                   |
| Company        | Inmoban.es                                        |
| Name:          |                                                   |
| Country:       | Spain                                             |
| Experience     |                                                   |
| since:         |                                                   |
| Service Type:  | Selling a Property                                |
| Specialties:   |                                                   |
| Property Type: | Apartments, Houses                                |
| Phone:         | +34 (952) 883-330                                 |
| Languages:     | English, Spanish                                  |
| Website:       | <a href="http://inmoban.es">http://inmoban.es</a> |

### Listing details

|               |               |
|---------------|---------------|
| Property for: | Sale          |
| Price:        | EUR 1,350,000 |

### Location

|              |               |
|--------------|---------------|
| Address:     | Costa del Sol |
| Posted:      | Sep 25, 2025  |
| Description: |               |

In the quiet and prestigious residential area of Monte Biarritz–Atalaya, we find this charming detached Andalusian-style villa with a distinctly family-friendly character. Its location is unbeatable: within walking distance of the beach, shops and restaurants, and with quick access to the A-7 motorway, which conveniently connects to Marbella, Estepona and Benahavís in just 15 minutes. In addition, international schools and the exclusive Guadalmina shopping centre are just a few minutes' drive away.

The property sits on an elevated plot of 850 m<sup>2</sup>, with a double garage and storage room at street level. Its orientation and large windows provide very bright interiors. Distributed over two floors, it offers a spacious living room with a fireplace and several seating areas, a separate dining room and a fully equipped kitchen with a utility room and guest toilet.

Originally with three bedrooms, the villa has been converted into four, including a master bedroom with en-suite bathroom, two guest bedrooms and a family bathroom. All bedrooms have fitted wardrobes and excellent qualities, such as marble floors and air conditioning.

The exterior invites you to enjoy the Mediterranean lifestyle: a well-maintained flat garden with a private swimming pool, barbecue area and covered terrace with views of the sea and the iconic La Concha mountain. In addition, the garage has a charger for electric cars, underlining the modernity and functionality of the property.



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A spacious, practical and elegant property in a privileged location, ideal as a family residence or as an investment in one of the most sought-after areas of the Costa del Sol.

## **Common**

|                   |          |
|-------------------|----------|
| Bedrooms:         | 3        |
| Bathrooms:        | 2        |
| Finished sq. ft.: | 290 sq m |
| Lot Size:         | 850 sq m |

## **Lease terms**

Date Available:

## **Contact information**

IMLIX ID: R5170018

