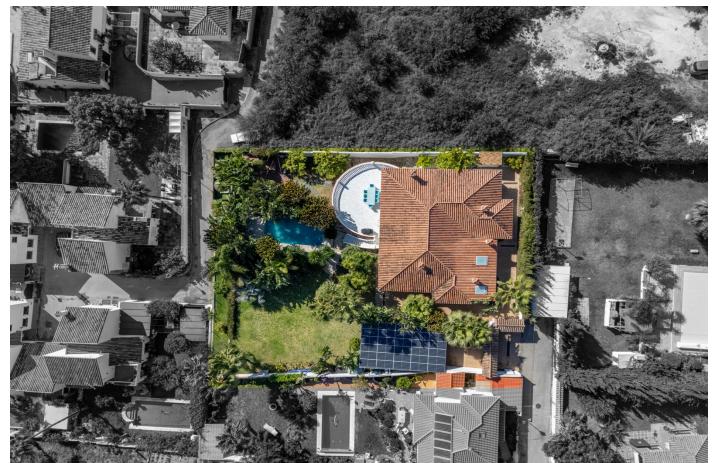




## Detached Villa for sale in Marbella, Marbella

**1,795,000 €**Reference: R5168227   Bedrooms: 7   Plot Size: 1,350m<sup>2</sup>   Build Size: 420m<sup>2</sup>   Terrace: 50m<sup>2</sup>



## Costa del Sol, Marbella

Enjoy open views to the Mediterranean, a short walk to the sea, and the freedom to rent part or all of the villa – with tourist license already in place. This is a spacious villa in Marbella East that offers flexibility, rental income, and long-term potential.

The main house has 4 bedrooms, plus an extra room with its own ensuite bathroom that could be easily used as a 5th bedroom, office, or guest space. On the lower level, there are 2 fully independent studios, each with their own entrance, kitchen, and bathroom – perfect for short-term rentals or guests.

The property has a valid tourist license, allowing it to be legally rented short- or long-term, either as a whole or in separate units (accommodating up to 14 guests in total). The two studios alone generate over €55,000 per year through platforms like Airbnb and Booking. The entire villa can realistically generate an average of €10,000 per month, reaching up to €120,000 gross per year.

Inside, the house is bright and open, with a fireplace, underfloor heating, A/C in all rooms, and 30 solar panels to reduce electricity costs. Outside you'll find a lush tropical-style garden, private pool, large garage (fits several cars), and room to expand – either by adding another level or building a separate one-floor house (subject to approval).

The location is another plus: 5 minutes walking to the beach, with easy access to Marbella center. The area is developing fast – the coastal walkway is being renovated, making the beachside experience even better, and there are new projects happening nearby that add value to the area.

Since this is an updated older property, there are a few important legal details to understand before visiting. All documentation is ready and will be shared in advance.

If it sounds like what you're looking for – reach out. I'll give you all the info and show you around.



## Features:

Features	Orientation	Climate Control
Covered Terrace	South	Air Conditioning
Near Transport		Fireplace
Private Terrace		U/F Heating
Storage Room		
Ensuite Bathroom		
Marble Flooring		
Double Glazing		
Fitted Wardrobes		
Utility Room		
Barbeque		
Solarium		
Guest Apartment		
Basement		
Views	Setting	Condition
Sea	Close To Port	Excellent
Mountain	Close To Sea	Recently Renovated
Panoramic	Close To Shops	
Garden	Close To Town	
Pool	Close To Schools	
Pool	Furniture	Kitchen
Heated	Fully Furnished	Partially Fitted
Private	Security	Parking
Garden	Alarm System	More Than One
Private	Electric Blinds	Covered
	Entry Phone	
Utilities	Category	
Solar water heating	Luxury	