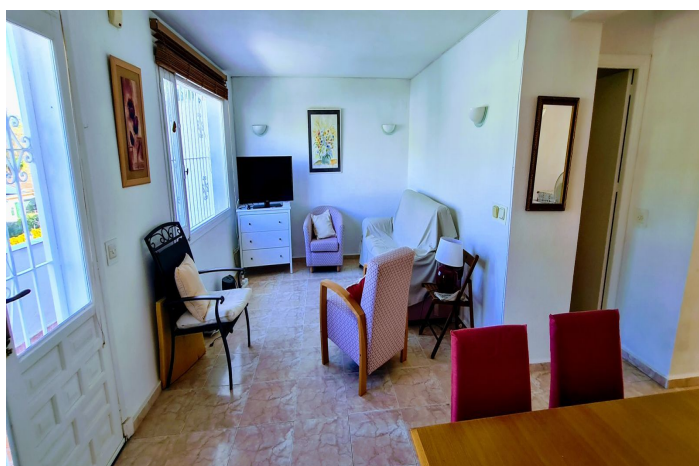




## Townhouse for sale in Elviria, Marbella

395,000 €

Reference: R5238973 Bedrooms: 2 Bathrooms: 2 Build Size: 159m<sup>2</sup>





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## Costa del Sol, Elviria

This Elviria gem is overflowing with potential — and we're thrilled to present it to you, but only on January 2026 when the current rental client departs. Perfectly positioned in lower Elviria, this charming 2-bedroom duplex townhouse puts the best of the coast at your doorstep. Imagine strolling to Las Chapas beach in just over 10 minutes, then coming home to total peace and privacy within a delightful pedestrianised urbanisation. The moment you enter, you're welcomed by a sun-drenched, walled courtyard — an inviting and completely private outdoor haven. Partly covered for year-round enjoyment, this spacious terrace offers the perfect balance of sun and shade, enhanced by tropical greenery that adds a serene, Mediterranean touch. Inside, the home opens into a bright, airy lounge stretching the full width of the house. Large windows invite natural light and create a seamless flow to a second outdoor terrace — an ideal spot for al fresco dining, morning coffee, or relaxed evenings. With both indoor and outdoor dining options, this home adapts beautifully to your lifestyle. Also on this level are a separate kitchen, guest bathroom, and a charming staircase leading to the private lower floor. Downstairs, both double bedrooms open directly onto a third sunny terrace, offering a tranquil retreat to start and end your day. A modern family bathroom with an oversized walk-in shower, plus a dedicated home office area, completes the functional and flexible interior layout. And the surprises don't stop there... Just a few steps from the lower terrace, you'll find a private garage/workshop with direct street access. The current owner used it as a workroom for a successful business, but the possibilities are endless: secure parking, generous storage, a creative studio, or even a fantastic games room for the kids. Some updating will bring this property to its full potential — and that's reflected in its excellent value for such a sought-after location. Opportunities like this in Elviria are rare. To learn more or arrange your viewing, contact us today!



## Features:

### Features

Covered Terrace  
Near Transport  
Private Terrace  
Satellite TV  
Storage Room  
Fitted Wardrobes  
WiFi  
Fiber Optic  
Near Church  
Solarium

### Views

Garden  
Street  
Courtyard

### Pool

Communal

### Garden

Communal  
Private

### Utilities

Electricity  
Drinkable Water

### Orientation

South  
South East  
South West

### Setting

Commercial Area  
Close To Golf  
Urbanisation  
Close To Sea  
Close To Shops  
Close To Schools  
Suburban  
Close To Forest

### Furniture

Optional

### Security

Gated Complex

### Category

Holiday Homes  
Investment  
Resale  
Bargain  
Golf  
Cheap

### Climate Control

Air Conditioning

### Condition

Good  
Restoration Required  
Fair

### Kitchen

Fully Fitted

### Parking

Underground  
Garage  
Private