



El Mirador, Marbella  
Cortijo 8

bedrooms **7**    bathrooms **5**    built  $\frac{m^2}{m^2}$  **692**    terrace  $\frac{m^2}{m^2}$  **159**    plot  $\frac{m^2}{m^2}$  **4.396**



community -- month    garbage -- year    ibi -- year    for sale **3.000.000 €**

Sale price does not include costs or taxes. Additional costs for the buyer: inscription and notary fees, ITP 7% or, alternatively 10% VAT and AJD (1.2% on the purchase price) on new properties and subject to some requisites to be met. This info is subject to errors, omissions, modifications, prior sale or withdrawal from the market. Information sheet available, Decree 218/2005 Oct. 11th.

## El Mirador, Marbella

# Cortijo 8

A charming property in a picturesque tranquil residential area above Marbella center, with the most magnificent La Concha backdrop.

A fantastic investment opportunity located in a secure residential area in Marbella, La Montua, just 5 minutes from the centre of Marbella. It has been perfectly built on a large elevated plot of 4.396 m2, offering you the most spectacular sea views.

A south-facing estate which benefits from endless hours of sunlight, a unique layout distributed over three levels, with expansive living areas and generous bedrooms. The basement can be converted into the ultimate entertainment space, a private gym or even cinema room. The possibilities are endless!

In addition, the plot boasts of enormous gardens, multiple covered lounge areas, a private large pool and tennis court.

A true opportunity in a fantastic location in Marbella!

Reference	388944	Beds	7	Built m <sup>2</sup>	692
Type	Villa	Baths	5	Interior m <sup>2</sup>	---
Location	El Mirador, Marbella	En-suite Baths	---	Terrace m <sup>2</sup>	159
		Guest Toilets	---	Plot m <sup>2</sup>	4.396
		Pax	---		
Pool	Private	Community	---	Levels	---
Garden	Private	Garbage	---	Floor	---
Garage	Private	IBI	---	Orientation	South
Parking slots	2	Construct Year	---	EPC	In Progress

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