+34 604 489 646
info@luxury-realty.com
luxury-realty.com



MARBELLA

680,000 €

REFERENCE R4365562

# An Exceptional Opportunity in El Rosario: Build Your Dream Villa in Marbella, Southern Spain

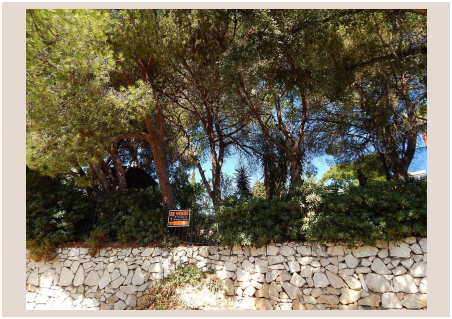
1,199 m²

PLOT









# Description

Luxury Realty proudly presents an unparalleled opportunity to acquire a prime residential plot in the prestigious El Rosario urbanization, a mere 5 kilometers from the vibrant heart of Marbella. This is more than just land; it's a blank canvas for your bespoke architectural vision, offering the rare advantage of a construction permit already poised for issuance. For the discerning buyer seeking to craft their ideal luxury residence without the typical delays and complexities, this south-facing plot represents an investment in both lifestyle and future.

## El Rosario: Marbella's Coveted Residential Enclave

Nestled within the sun-drenched landscape of Southern Spain, El Rosario stands as one of Marbella’s most sought-after residential areas, renowned for its tranquility, lush green surroundings, and immediate proximity to some of the finest beaches on the Costa del Sol. This distinguished locale offers an idyllic balance between peaceful, private living and convenient access to world-class amenities. Residents enjoy a high quality of life, surrounded by beautifully maintained properties and a community atmosphere that is both exclusive and welcoming.

Marbella, the jewel of Andalusia, is globally recognized as the epitome of luxury living. From the glittering yachts of Puerto Banús to the charming cobblestone streets of the Old Town, Marbella offers a lifestyle of unrivaled sophistication. World-class golf courses, Michelin-starred dining, designer boutiques, international schools, and state-of-the-art healthcare facilities are all within easy reach. The region benefits from a unique microclimate, boasting over 320 days of sunshine a year, inviting residents to embrace an outdoor lifestyle rich in Mediterranean charm. Owning a property here means immersing yourself in a culture that values leisure, beauty, and gastronomic excellence, all underpinned by the breathtaking backdrop of the Sierra Blanca mountains meeting the azure Mediterranean Sea.

## A Bespoke Canvas with Unrivalled Potential

The true allure of this El Rosario plot lies in its unique readiness for development. With a construction permit prepared and awaiting final issuance, this opportunity significantly streamlines the often-arduous journey of building a new home. Imagine bypassing months, if not years, of administrative procedures and instead moving directly to the design and construction phase of your dream villa. This accelerates your timeline, reduces potential uncertainties, and allows you to focus purely on bringing your architectural masterpiece to life with confidence and efficiency. Whether your vision leans towards contemporary minimalist design, classic Andalusian elegance, or a sophisticated blend of both, this plot provides the perfect foundation.

Furthermore, the plot benefits from a coveted south orientation, a highly desirable attribute in Mediterranean climates. This ensures an abundance of natural light throughout the day, illuminating interiors and enhancing the spaciousness of your future home. South-facing properties are also ideal for maximizing sun exposure on terraces, gardens, and pool areas, allowing for year-round enjoyment of Marbella’s famed climate. This orientation not only contributes to a brighter living environment but can also offer the potential for breathtaking sea views, transforming your outdoor spaces into private havens overlooking the glistening Mediterranean.

## Exclusivity and Serenity in a Gated Haven

Positioned within a beautiful, gated urbanization, this plot promises an elevated sense of security, privacy, and exclusivity. Gated communities in Marbella are synonymous with peace of mind, offering controlled access and often featuring surveillance, ensuring a safe and tranquil environment for you and your family. The meticulously maintained common areas, lush landscaping, and well-preserved infrastructure reflect the high standards of living expected within such an enclave. This setting fosters a strong sense of community among like-minded individuals who appreciate the finer aspects of life, creating an atmosphere where neighbors are not just residents but a part of a distinguished circle.

Choosing to build within this secure urbanization means investing in more than just land; it’s an investment in a lifestyle defined by serenity, luxury, and convenience. It is a rare chance to design and build a bespoke residence tailored precisely to your tastes

and requirements, in a location that perfectly encapsulates the allure of Marbella and the Mediterranean dream. Luxury Realty invites you to explore this exceptional opportunity to create your personal sanctuary in one of Southern Spain’s most desirable addresses, promising a future of unparalleled comfort and elegance.

## Details

| | | | |
|---|---|---|---|
| Reference | R4365562 | Property Type | Land |
| Status | Sale | Price | 680,000 € |
| Bedrooms | by request | Bathrooms | by request |
| Build size | – | Plot Size | 1,199 m² |
| Terrace | – | Parking places | by request |

## Features

Sea views

### Personal advice

Ask us for more information or arrange a private viewing, in person or by video call.

+34 604 489 646
info@luxury-realty.com
Avda. Rotary International, 5 · Edificio Tembo, 23
29660 Marbella