

MARBELLA

673,000 €

REFERENCE R5204749

Exclusive Coastal Sanctuary: A Prestigious Townhouse in Marbella's Huerta del Prado-La Montúa

4	3	208 m²	20 m²	40 m²
BEDROOMS	BATHROOMS	BUILT	PLOT	TERRACE













Description

Embark on a journey to discover unparalleled coastal serenity within this magnificent semi-detached townhouse, nestled within the prestigious Sierramar III urbanisation. This secure, gated enclave represents the pinnacle of refined living in Marbella's exclusive Huerta del Prado-La Montúa district, gracefully positioned against the dramatic foothills of the iconic La Concha mountain on Spain's renowned Costa del Sol. Here, where the azure Mediterranean meets verdant landscapes, this property offers an exquisite blend of natural beauty and sophisticated convenience, promising a lifestyle of remarkable tranquility and unparalleled access to the vibrant heartbeat of Marbella.

This exquisite residence is not merely a house; it is a family-friendly haven meticulously designed to foster a sense of community and well-being. Residents are afforded the luxury of lush, impeccably maintained communal gardens, providing verdant spaces for relaxation and play. Two sparkling swimming pools cater to every age group – one generously sized for adults to enjoy a refreshing dip or leisurely laps, and a dedicated, shallower pool ensuring safe and joyful aquatic fun for children. For the active enthusiast, a private paddle tennis court offers opportunities for friendly competition and fitness. Paramount to the exclusive nature of Sierramar III is the comprehensive 24-hour security, ensuring utmost privacy and peace of mind for all residents within this coveted community.

The strategic location of this townhouse perfectly fuses seclusion with exceptional connectivity. Enjoy the delightful convenience of being just a short, leisurely stroll from an array of essential local amenities. Imagine daily life where pharmacies, charming local bars, gourmet restaurants, and reputable schools are all within easy reach, fostering a truly walkable and integrated community experience. Furthermore, the property boasts superb transport links, being a mere 600 metres from the city bus station, offering direct and effortless connections to Málaga Airport, a major international hub. For those seeking the vibrant energy of the region, Marbella's bustling centre, its renowned golden beaches, and the unrivalled glamour of Puerto Banús are all a swift 5-10 minutes' drive away, placing world-class dining, luxury shopping, and exciting nightlife at your fingertips.

Embrace the legendary microclimate of the Costa del Sol, a region blessed with over 300 sunny days a year, inviting an outdoor lifestyle rich in possibilities. From this privileged vantage point, residents have effortless access to an abundance of recreational pursuits. Explore breathtaking hiking trails that wind through the natural beauty of the Sierra Blanca foothills, offering stunning panoramic views and a deep connection with nature. Families will appreciate the proximity to highly regarded international schools, ensuring world-class education options. Golf aficionados will revel in the easy access to an impressive selection of championship golf courses, solidifying Marbella's reputation as a premier destination for the sport. This is more than a home; it's a gateway to a life of sun-drenched leisure and sophisticated adventure in Southern Spain.

This magnificent townhouse spans four expansive levels, encompassing a generous 208 m² of meticulously designed built space, conceived for comfort, elegance, and functionality. A standout feature is the versatile 64 m² basement, which includes integrated garage parking, offering not just practical storage but also immense potential for conversion into a bespoke home cinema, a private gym, a wine cellar, or an additional entertainment area, tailored to your individual desires. As a south-facing gem, the property is bathed in an abundance of natural light throughout the day, creating an inviting and warm ambiance. From almost every window and terrace, breathtaking, unobstructed sea views captivate the senses, stretching across the shimmering Mediterranean horizon and providing a constant, majestic backdrop to daily life.

The ground floor unveils an inviting and elegantly appointed living-dining room, designed for both intimate family moments and sophisticated entertaining. The space is anchored by a charming fireplace, serving as a focal point for cozy evenings, while large glass doors seamlessly extend the living area to a private rear garden. This secluded outdoor sanctuary is perfect for al fresco dining, lively barbecues with friends and family, or simply enjoying lazy afternoons amidst lush greenery. Completing this level’s everyday elegance and practicality is a fully equipped modern kitchen, boasting high-end appliances, sleek cabinetry, and ample counter space for culinary exploration, alongside a stylish guest cloakroom for added convenience.

Ascending to the first floor, you will discover four generously proportioned bedrooms, each thoughtfully designed as a serene retreat from the day's activities. These private havens feature extensive fitted wardrobes, ensuring ample storage and a clutter-free environment. One of these bedrooms benefits from its own private en-suite bathroom, offering a touch of personal luxury and convenience. The remaining bedrooms are served by two additional full bathrooms, meticulously finished with contemporary fittings, ensuring comfort and privacy for all family members or guests. This level is a testament to comfortable living, providing versatile spaces that adapt to a family's evolving needs.

The crowning glory of this exceptional property is the attic level, which unveils a delightful 17 m² rooftop terrace. This sun-drenched solarium is an idyllic private sanctuary, perfect for basking in the Mediterranean sun, enjoying tranquil morning coffees, or hosting memorable al fresco dining experiences under the stars. The unobstructed vistas across the sea and coastline from this elevated position are truly spectacular, making it an ideal spot for stargazing or simply savouring the unparalleled beauty of the Costa del Sol. An additional balcony on this level provides further outdoor charm and offers diverse options for enjoying the gentle sea breezes.

Further enhancing the luxury and comfort of this townhouse are a suite of premium features. Air conditioning installed throughout ensures optimal climate control and year-round comfort, regardless of the season. The convenience of included underground garage parking adds an invaluable layer of security and protection for vehicles. All residents benefit from meticulously maintained communal grounds, reflecting the high standards of the Sierramar III urbanisation. This quiet idyll is tailor-made for discerning families seeking a peaceful lifestyle that does not compromise on the abundant luxuries and vibrant opportunities Marbella has to offer. This truly represents a rare and coveted opportunity in an exceptionally sought-after market. Do not let this chance slip away—enquire today to claim your exclusive slice of paradise on the illustrious Costa del Sol, and step into the luxurious Marbella lifestyle you've always envisioned.

Details

Reference	R5204749	Property Type	Terraced Townhouse
Status	Sale	Price	673,000 €
Bedrooms	4	Bathrooms	3
Build size	208 m²	Plot Size	20 m²
Terrace	40 m²	Parking places	by request

Features

Pool, Air conditioning, Sea views, Private garden, Alarm system, Parking