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



SAN PEDRO DE ALCÁNTARA

945,000 €

REFERENCE R5296630

Luxury Living Redefined: Exquisite Townhouse with Private Pool in San Pedro de Alcántara, Southern Spain

5	3	359 m²	359 m²	150 m²
BEDROOMS	BATHROOMS	BUILT	PLOT	TERRACE













Description

Discover an unparalleled fusion of elegance, privacy, and a truly privileged location in the vibrant heart of the Costa del Sol. This exclusive, high-level townhouse, nestled within the tranquil and highly desirable Urb Tiro Pichón, offers a lifestyle of sophisticated comfort. Just a leisurely stroll from the historic charm of San Pedro de Alcántara, a jewel of Southern Spain, this residence embodies a perfect harmony of cutting-edge design, luxurious amenities, and the quintessential Mediterranean way of life. It stands as an exceptional opportunity for those seeking a primary residence of distinction or a high-yield investment in one of Europe's most coveted destinations.

Every detail of this magnificent property has been meticulously crafted to offer an extraordinary living experience. From its thoughtfully designed interiors to its inviting outdoor spaces, this townhouse promises an oasis of calm and luxury, all while being moments away from bustling town life and the serene coastline.

Distinguished Features & Expansive Dimensions

- **Plot Size:** 359 m²
- **Built Area:** 359 m²
- **Interior Living Space:** Approximately 350 m²
- **Configuration:** Spanning 4 meticulously designed floors
- **Bedrooms:** 4 spacious bedrooms, complemented by an additional versatile attic space
- **Bathrooms:** 3 full, luxurious bathrooms plus 1 elegant guest toilet
- **Private Pool:** An exclusive oasis for year-round enjoyment
- **Orientation:** Desirable South-facing aspect, ensuring abundant natural light

A Journey Through Elegant Spaces

Upon arrival, a charming entrance terrace adorned with fragrant fruit trees welcomes you, setting a serene tone. Practicality meets luxury with a covered pergola offering secure parking within the private plot. Step inside to discover a grand, bright living-dining room, designed for both lavish entertaining and intimate family gatherings. The separate, thoughtfully appointed office provides a tranquil workspace with direct, inspiring views of the private pool, blurring the lines between work and leisure. Culinary enthusiasts will delight in the designer kitchen-dining room, featuring a stylish breakfast bar and premium finishes, perfect for preparing gourmet meals and enjoying casual dining.

The journey continues to the first floor, where three generously sized bedrooms await, providing restful sanctuaries. Two beautifully appointed bathrooms serve this level, one of which is an elegant en-suite, offering ultimate convenience and privacy. Ascend further to discover the private, loft-type penthouse – a truly versatile space. This elevated sanctuary comprises an additional bedroom, ample built-in wardrobes, a cozy lounge area, a dedicated office space, and even a fitness zone, catering to every aspect of a modern, sophisticated lifestyle. It’s a private retreat designed for contemplation, productivity, and personal well-being.

The surprises extend to the impressive basement level, which unveils a world of entertainment and comfort. Here, an additional en-suite bedroom offers a private haven for guests or extended family. This floor transforms into a social hub with a dedicated TV room and a spacious social area featuring a sophisticated bar and an exquisite wine cellar, capable of housing over 40 bottles – perfect for connoisseurs and entertainers alike. A practical laundry area completes this subterranean level, ensuring all practical needs are met with effortless style.

Outdoor Living & Mediterranean Charm

Embrace the coveted Costa del Sol lifestyle with exceptional outdoor amenities. A large, south-facing terrace serves as the heart of outdoor living, featuring a stylish chill-out area and a built-in barbecue, ideal for al fresco dining and entertaining under the Spanish sun. The crowning jewel is the magnificent private swimming pool, offering a refreshing escape and a perfect spot to relax and unwind throughout the year, bathed in glorious sunshine. Additionally, two large exterior storage rooms provide ample space for practical needs, keeping your living areas uncluttered and pristine. The tranquil urbanization further enhances the appeal, offering generous parking areas for guests, ensuring convenience and comfort for all.

Unbeatable Location in Southern Spain

This townhouse boasts an unrivalled location, placing every convenience and luxury within easy reach. The historic center of San Pedro de Alcántara is accessible on foot, inviting you to explore its charming streets, traditional tapas bars, and vibrant local life. Daily essentials are effortless with leading supermarkets like LIDL and DIA just a few steps away. The golden sands of the Mediterranean beach are a mere 15-minute walk, perfect for morning strolls or enjoying the sunset. Connectivity is exceptional, with highway access less than 2 minutes away, facilitating effortless travel. The glamorous Puerto Banús is just a 6-minute drive, Marbella a 10-minute drive, and the charming town of Estepona only 15 minutes away. For international travel, Malaga Airport can be reached in a comfortable 45 minutes.

A Property of Distinction and Astute Investment

Beyond its aesthetic appeal and prime location, this property distinguishes itself with noteworthy features designed for modern luxury and efficiency. It benefits from advanced solar panels for hot water, ensuring energy efficiency and lower utility costs – a testament to sustainable luxury. Furthermore, the use of superior qualities and exquisite finishes is evident in every room, reflecting a commitment to excellence and enduring value. This townhouse is meticulously designed for the discerning buyer seeking exclusivity, spaciousness, and a truly strategic location in Southern Spain. It represents not just a home, but a high-level investment on the illustrious Costa del Sol, promising a luxurious lifestyle and robust appreciation.

Details

Reference	R5296630	Property Type	Terraced Townhouse
Status	Sale	Price	945,000 €
Bedrooms	5	Bathrooms	3
Build size	359 m²	Plot Size	359 m²
Terrace	150 m²	Parking places	by request

Features

Pool, Air conditioning, Mountain views, Private garden, Parking, Investment, Resale

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