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Villa in Aloha

Reference: R5547379



Bedrooms: 4

Bathrooms: by request

M² Build size: 210

Price: 1,450,000 €

Status: Sale

Property Type: Villa

Parking places: by request

M² Plot Size:













Overview:Opportunities to acquire a property in such a privileged position are exceptionally rare. Set frontline to the prestigious Aloha Golf course, this semi-detached house enjoys an outstanding panoramic outlook across the fairways, the Mediterranean Sea and Marbella's iconic La Concha mountain. Situated within an established gated community in one of Nueva Andalucía's most desirable residential areas, the property offers a combination of location, views and potential that is increasingly difficult to find. The amenities of Aloha Gardens, Aloha Pueblo and the Aloha Golf Club are all conveniently close by, while the peaceful surroundings, mature landscaped gardens and a communal swimming pools add to the appeal of the setting. The house is distributed over several levels, with the main living area immediately benefiting from the property's privileged orientation and spectacular golf views. The living room features a gas fireplace and opens directly onto a generous terrace through two sets of sliding glass doors. The terrace is partly covered and includes a pergola with retractable awnings, offering flexibility to enjoy the outdoor space throughout the year. The separate kitchen and living room offer an excellent opportunity to create a contemporary open-plan living and dining area, making the most of the views and natural light. A guest toilet completes this level. A winding staircase leads to the rooftop terrace, where the panoramic views are truly remarkable, taking in the golf course, the Mediterranean coastline and La Concha mountain. The garden level accommodates the bedroom quarters, comprising a master bedroom with en-suite bathroom and direct access to the private garden, two additional guest bedrooms with en-suite bathrooms, and a further room that could serve as a bedroom or home office. A separate storage room, originally designed as a bathroom, could also be reinstated to its former use. The property further benefits from an approximately 90 m² basement, currently arranged as a large entertainment and games room with a bar area and bodega, as well as an external garage. Please note that neither the basement nor the garage is reflected in the property's title deeds. This is undoubtedly a renovation project, requiring a comprehensive modernisation to unlock its full potential. However, the real value lies in what cannot easily be replicated: an exceptional frontline golf position, spectacular open views and a location within one of Marbella's most established residential communities. For buyers looking to create a bespoke home in Nueva Andalucía, this represents a particularly interesting opportunity to transform an existing property into something truly exceptional, in a setting where comparable opportunities are few and far between.

Features:

None, Pool, Air conditioning, Sea views, Mountain views, None, Private garden, Parking, Holiday Home, Investment, Resale