



## HOUSE 3 BEDROOMS 2 BATHROOMS IN NAGÜELES

Nagüeles

**REF# R5106952 – 699.000€**

3  
Beds

2  
Baths

160 m<sup>2</sup>  
Built

315 m<sup>2</sup>  
Plot

200 m<sup>2</sup>  
Terrace

Charming Reformed Villa with Panoramic Views & Expansion Potential Above Marbella Sierra Blanca Country Club, Istan Tucked away in the peaceful foothills of La Concha mountain, this beautifully renovated villa blends timeless Andalusian character with modern amenities—offering sweeping sea, lake, and mountain views from a prime position within the prestigious Sierra Blanca Country Club. Just 7–8 minutes from the cosmopolitan allure of Puerto Banús and the Golden Mile, this property delivers an exceptional combination of natural serenity and easy access to Marbella’s finest offerings. Set on a generous private plot, the villa features tranquil landscaped gardens, a climate-controlled saltwater pool, and multiple sun-drenched terraces—perfect for al fresco dining, relaxing with a book, or simply enjoying the expansive views across the Mediterranean coastline. Inside, the home exudes warmth and sophistication with authentic touches such as hand-finished Saltillo terracotta tiles, a solid wood hacienda-style entrance, and a traditional fireplace. Thoughtfully modernized in 2021, it now boasts solar panels, underfloor heating and cooling, high-efficiency air conditioning, and a fully upgraded kitchen with energy-efficient appliances. The current layout includes two spacious en-suite bedrooms and a series of light-filled living and entertaining areas, as well as space for a study, utility room, and guest facilities. Additionally, the villa offers exciting scope for expansion—there is ample space in the garden to add a guest house, or, if preferred, the existing layout allows for the easy conversion of internal areas to create a third or even fourth bedroom, making the

home highly adaptable to your needs. An established urban garden adds a charming, sustainable touch, ideal for growing herbs, vegetables, or simply enjoying a green, tranquil corner of your property. Located in a gated community with 24-hour security and surrounded by scenic nature trails, this villa is an ideal base for hiking, cycling, or peaceful contemplation—yet remains close to beaches, golf courses, and Marbella's dynamic lifestyle. Whether you're searching for a stylish permanent residence, a relaxing holiday retreat, or an investment opportunity with flexible potential, this home offers beauty, privacy, and possibility in one of the Costa del Sol's most picturesque hillside settings.

