



El Rosario, Marbella East
Casa Rosario

bedrooms 5 bathrooms 5 built _{m2} 359 plot _{m2} 571



community -- month garbage 93 € year ibi 1.502 € year for sale 3.295.000 €

Sale price does not include costs or taxes. Additional costs for the buyer: inscription and notary fees, ITP 7% or, alternatively 10% VAT and AJD (1.2% on the purchase price) on new properties and subject to some requisites to be met. This info is subject to errors, omissions, modifications, prior sale or withdrawal from the market. Information sheet available, Decree 218/2005 Oct. 11th.

El Rosario, Marbella East

Casa Rosario

Serving as a testament to charm and elegance, the fully renovated luxury villa of Casa Rosario offers an exceptional home for discerning owners. Positioned just steps away from one of Marbella's finest beaches in Marbella East, Casa Rosario promises a luxurious coastal experience with its modern amenities and breathtaking surroundings and therefore poses as a delightful residential property for a family or a great rental home for those looking for an investment opportunity.

Step inside Casa Rosario to discover a haven of comfort and style, with underfloor heating all throughout the villa adding to the numerous luxurious amenities. The entrance level features a spacious living area, kitchen, and dining room, all seamlessly connected for effortless living. Floor-to-ceiling glass doors flood the space with natural light and open onto a spacious terrace, where residents can enjoy al fresco dining or simply soak in the Mediterranean ambiance. On the terrace outside, the heated pool has been tastefully extended for year-round enjoyment. The rejuvenating jacuzzi, rainfall shower, and inviting dining area, with a fitted BBQ grill, complete the outdoor oasis, promising moments of bliss under the Spanish sun. The villa boasts five bedrooms, each with its own ensuite bathroom, two of which are found on this level.

The highlight of Casa Rosario is undoubtedly the master bedroom, located on the upper floor. Offering stunning views of the Mediterranean Sea, this luxurious abode features a private balcony with sun loungers and an intimate coffee lounge, perfect for enjoying the panoramic vistas.

Descending to the lower floor, inhabitants will find two additional bedrooms, which both offer access to the terrace outside, and a cosy TV room, providing ample space for relaxation and entertainment. A laundry room and mini wine cellar offer further convenience for residents of this gorgeous property.

Casa Rosario enjoys a prime location in Las Chapas Playa of Marbella East, just moments away from Marbella's finest sandy beaches. With local access to top restaurants and beach clubs like NOSSO and Bono Beach and other conveniences such as SuperSol supermarket and Las Chapas pharmacy, the owners will be able to enjoy the best of both worlds: convenience and tranquility. The main road nearby offers opportunities for scenic coastal drives, allowing residents to explore the wonders of the surrounding area at their leisure. Whether seeking relaxation or adventure, Casa Rosario offers the perfect base for ultimate Marbella living.

Reference	145021	Beds	5	Built m ²	359
Type	Villa	Baths	5	Interior m ²	---
Location	El Rosario, Marbella East	En-suite Baths	---	Terrace m ²	---
		Guest Toilets	---	Plot m ²	571
		Pax	---		
Pool	Private	Community	---	Levels	3
Garden	Private	Garbage	93 € / year	Floor	---
Garage	Carport	IBI	1.502 € / year	Orientation	South
Parking slots	---	Construct Year	1994	EPC	In Progress
		Renovation year	---		

For sale

3.295.000 €

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