



MARBELLA  
C R I B S  
G R O U P

## Villa Bellevue, recently renovated in El Rosario Marbella

2.490.000€



**Ref**  
MCG1786

**Beds**  
5

**Baths**  
5

**Plot**  
1.552 m<sup>2</sup>

**Built**  
302 m<sup>2</sup>

[www.marbella-cribs.com](http://www.marbella-cribs.com)

[contact@marbella-cribs.com](mailto:contact@marbella-cribs.com)

[+34 623 44 32 13](tel:+34623443213)

The sale price excludes costs and taxes. Buyers should also consider additional expenses, such as registration and notary fees, as well as a 7% ITP or, alternatively, a 10% VAT plus AJD (1.2% on the purchase price) for new properties, provided certain conditions are met. This information is subject to errors, omissions, changes, prior sale, or market withdrawal. An information sheet is available per Decree 218/2005 of October 11th.



<b>Ref</b>	MCG1786
<b>Bedrooms</b>	5
<b>Bathrooms</b>	5
<b>Status</b>	For Sale
<b>Type</b>	Villas
<b>Plot</b>	1.552 m <sup>2</sup>
<b>Built</b>	302 m <sup>2</sup>
<b>Terrace</b>	72 m <sup>2</sup>
<b>Price</b>	2.490.000€





## About this property

Villa Bellevue, recently renovated, offers an expansive layout designed for both luxurious living and entertaining. Spanning two levels, each with its own private entrance, this villa ensures privacy and convenience for its residents.

The main level welcomes you with an inviting kitchen and living area, perfect for social gatherings. This floor also features two en-suite bedrooms, providing comfort and privacy for residents or guests. Additional amenities include a wine cellar and a separate laundry room for organized living. Adjacent to the dining room is a cozy fireplace patio, ideal for enjoying evenings outdoors. This level is bathed in natural light, with large windows and elegant design elements that enhance its warmth and charm.

On the pool level, accessible via a separate entrance, you'll find three more bedrooms and bathrooms, offering ample space for larger families or additional guests. An additional small house in the upper garden can serve as an office or be adapted to various needs, adding versatility to the property.

The pool area is a true sanctuary, featuring a spa area complete with a sauna and steam room for ultimate relaxation. Adjacent to the swimming pool is a covered dining area equipped with a TV, barbecue facilities, and a refrigerator, perfect for stylish alfresco dining and entertainment.

Surrounding the villa, a lush garden enhances the serene atmosphere, providing a picturesque backdrop for outdoor activities and leisurely strolls.

Overall, Villa Bellevue combines modern comfort with sophisticated design, creating a tranquil retreat where residents can relax, entertain, and enjoy the beauty of their surroundings. The property also includes two large parking spaces in the garage.

## Contact Us

**Phone:**

+34 623 44 32 13

**Email:**

[contact@marbella-cribs.com](mailto:contact@marbella-cribs.com)

**Real Estate Instagram:**

[@MarbellacribsRealEstate](https://www.instagram.com/MarbellacribsRealEstate)

**Lifestyle Instagram:**

[@MarbellacribsLifestyle](https://www.instagram.com/MarbellacribsLifestyle)



