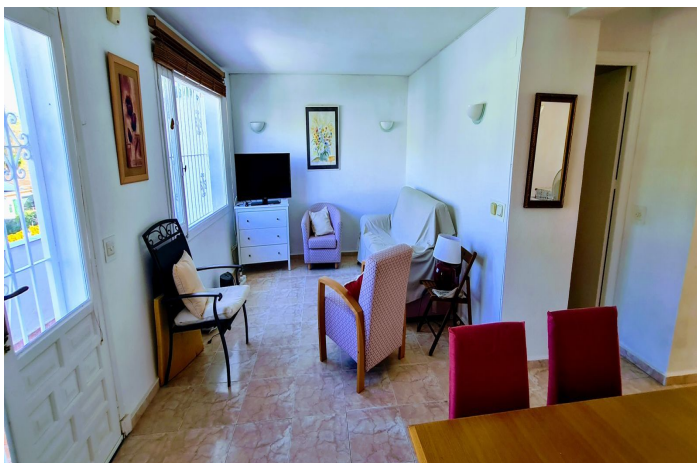
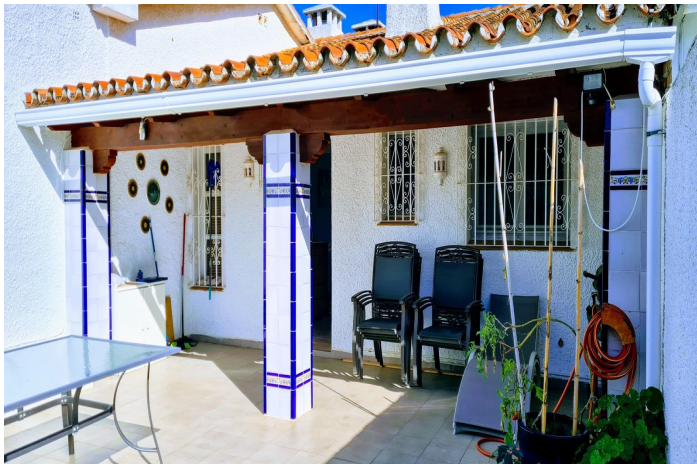




## Geschakelde Woning te koop in Elviria, Marbella East

**395.000 €**

Referentie: R5238973 Slaapkamers: 2 Badkamers: 2 Perceelgrootte: 159m<sup>2</sup>





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## Costa del Sol, Elviria

This Elviria gem is overflowing with potential — and we're thrilled to present it to you, but only on January 2026 when the current rental client departs. Perfectly positioned in lower Elviria, this charming 2-bedroom duplex townhouse puts the best of the coast at your doorstep. Imagine strolling to Las Chapas beach in just over 10 minutes, then coming home to total peace and privacy within a delightful pedestrianised urbanisation. The moment you enter, you're welcomed by a sun-drenched, walled courtyard — an inviting and completely private outdoor haven. Partly covered for year-round enjoyment, this spacious terrace offers the perfect balance of sun and shade, enhanced by tropical greenery that adds a serene, Mediterranean touch. Inside, the home opens into a bright, airy lounge stretching the full width of the house. Large windows invite natural light and create a seamless flow to a second outdoor terrace — an ideal spot for al fresco dining, morning coffee, or relaxed evenings. With both indoor and outdoor dining options, this home adapts beautifully to your lifestyle. Also on this level are a separate kitchen, guest bathroom, and a charming staircase leading to the private lower floor. Downstairs, both double bedrooms open directly onto a third sunny terrace, offering a tranquil retreat to start and end your day. A modern family bathroom with an oversized walk-in shower, plus a dedicated home office area, completes the functional and flexible interior layout. And the surprises don't stop there... Just a few steps from the lower terrace, you'll find a private garage/workshop with direct street access. The current owner used it as a workroom for a successful business, but the possibilities are endless: secure parking, generous storage, a creative studio, or even a fantastic games room for the kids. Some updating will bring this property to its full potential — and that's reflected in its excellent value for such a sought-after location. Opportunities like this in Elviria are rare. To learn more or arrange your viewing, contact us today!



## Kenmerken:

### Extra's

Overdekt terras  
Nabij vervoer  
Privé Terras  
Satelliet TV  
Berging  
Inbouwkasten  
Zonnebank  
WiFi  
Buurt van een kerk  
Optische vezel

### Uitzicht

Garden Views  
binnenplaats Bekeken  
street Views

### Zwembad

Gemeenschappelijk zwembad

### Tuin

gemeenschappelijke tuin  
private Garden

### Voorzieningen

Elektriciteit  
Drinkwater

### Zonorientatie

zuiden  
Zuidoost Zonoriëntatie  
South West Orientation

### Ligging

Commerciele omgeving  
Dichtbij golfbaan  
Urbanisatie  
Dichtbij zee  
Dicht bij winkels  
Dichtbij scholen  
Voorstad  
Dichtbij bos

### Meubilering

optioneel Furniture

### Beveiliging

Omheind complex

### Categorie

Vakantiehuis  
Investering  
Koopje  
Goedkoop  
Golf  
Bestaande bouw

### Klimaatbeheersing

Airconditioning

### Huidige Staat

Goede conditie  
Eerlijke voorwaarde  
Vereist Restauratie

### Keuken

Volledig ingerichte keuken

### Parkeergelegenheid

ondergrondse parkeergarage  
garage  
private Parking