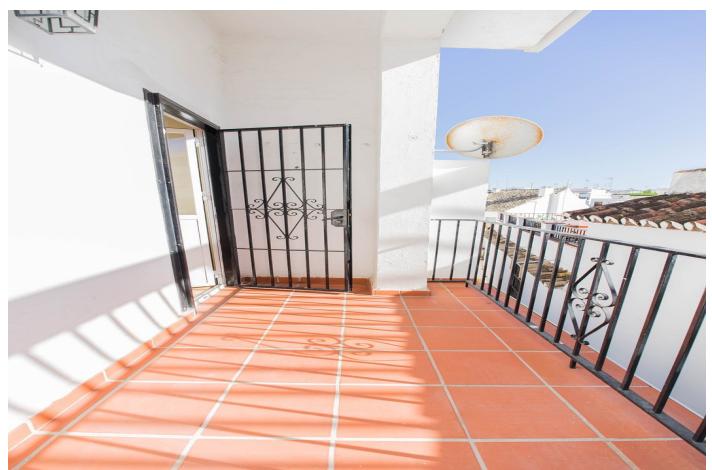
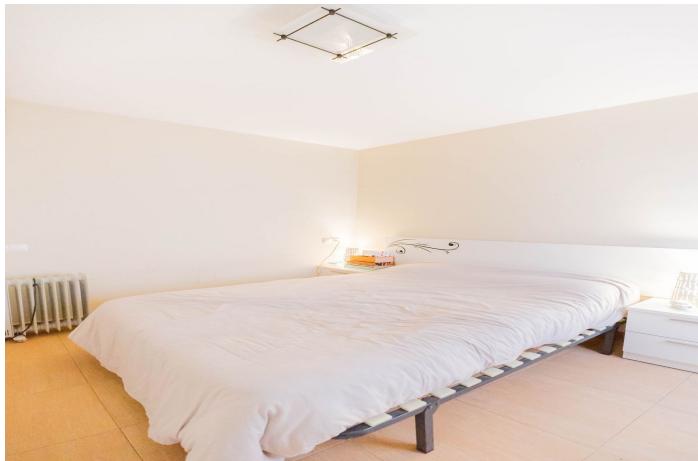




## Townhouse for sale in Marbella, Marbella Central

**2,130,000 €**

Reference: R5238853   Bedrooms: 6   Bathrooms: 4   Build Size: 431m<sup>2</sup>   Terrace: 96m<sup>2</sup>





## Costa del Sol, Marbella

### Unique Opportunity in the Heart of Marbella's Old Town

Located in one of the most charming and iconic areas of Marbella, this distinctive family house offers exceptional potential—ideal both as an investment and for creating an exclusive boutique-style residence. Set right in the historic center, with access from two beautiful pedestrian streets, this property combines the authenticity of the old town with endless development possibilities.

The building is divided into four independent apartments, perfect for holiday rentals or long-term living, and also features a commercial space at street level, ideal for a café, shop, or gallery.

At the top, an impressive 90 m<sup>2</sup> terrace provides an open and sunlit area with views over the traditional rooftops of the old town—an ideal spot for a spectacular rooftop, chill-out area, or even an urban garden.

The house requires renovation, offering the chance to redesign every detail to your taste, preserving the original charm while adapting it to a modern and functional style.

A property with a prime location, endless possibilities, and outstanding potential for value appreciation.

A true gem in the heart of Marbella.



## Features:

Features	Orientation	Views
Private Terrace	North	Panoramic
	South	Urban
		Street
Setting	Condition	Category
Commercial Area	Renovation Required	Investment
Close To Sea		Distressed
Close To Schools		
Town		
Energy Rating	CO2 Emission Rating	
E	E	