



Carib Playa, Marbella East  
 New Beachside Villa with Panoramic Seaview

bedrooms **4**    bathrooms **4**    built **724** <sub>m<sup>2</sup></sub>    terrace **327** <sub>m<sup>2</sup></sub>    plot **939** <sub>m<sup>2</sup></sub>



community **70 €** month    garbage **278 €** year    ibi **2.408 €** year    for sale **2.950.000 €**

EPC: C 591 kWh/m<sup>2</sup>. C 10,30 KgCO<sub>2</sub>/m<sup>2</sup>. Sale price does not include costs or taxes. Additional costs for the buyer: inscription and notary fees, ITP (8% up to 400,000 euros, 9% from 400,000 to 700,000 euros and 10% from 700,000 euros) or, alternatively 10% VAT and AJD (1.5% 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.

## Carib Playa, Marbella East

# New Beachside Villa with Panoramic Seaview

Yes, there are more than 500 villas between 2.000.000€ and 3.000.000€ for sale between Malaga and Gibraltar but if your requirements are: Marbella, excellent sea views, walking distance to beach and amenities, new and ready to move in, open plan living and highest qualities, 4-6 bedrooms there are less than 10 options remaining and this by far is the most attractive one.

Stunning Sea Views  
Beach-side East of Marbella

Walking Distance to: Beach, Restaurant, Shops, Golf, Tennis, Public Transport, Pharmacy

Open Plan Living

Exclusive Design and Qualities  
Ready to move in within 1-2 weeks

Underfloor heating and aircon throughout, windows floor to ceiling, smart glass etc.

4bed/4bath, 2 living rooms, 2 car ports for 2 cars each, heated pool, jacuzzi for 8 people, 3 bedrooms with amazing terraces, summer kitchen on garden level, 30 additional m2 which can make a perfect independent guest apartment/sauna gym or office. A part of second living room as well could easily become another very spacious bedroom en suite.

Total constructed m2: Villa 386,41m2 + 11,29m2 + covered terraces 102,91m2 + open terraces 224,66m2 + pool and jacuzzi 55,2m2 + carports 74,12m2 = 854.59m2

Reference	331309	Beds	4	Built m <sup>2</sup>	724
Type	Villa	Baths	4	Interior m <sup>2</sup>	397
Location	Carib Playa, Marbella East	En-suite Baths	4	Terrace m <sup>2</sup>	327
		Guest Toilets	1	Plot m <sup>2</sup>	939
		Pax	---		
Pool	Private	Community	70 € / month	Levels	2
Garden	Private	Garbage	278 € / year	Floor	---
Garage	Carport	IBI	2.408 € / year	Orientation	South/East
Parking slots	4	Construct Year	2020	EPC	C 591 kWh/m <sup>2</sup> C 10,30 KgCO2/m <sup>2</sup>

For sale

**2.950.000 €**

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