



PROPERTY					
<u>Address :</u> Altos de Puente Romano 29602 Marbella					
PRICE					
<u>Price</u> 2.900.000 €					
PROPERTY FEATURES					
<u>Plot m2</u> 821	<u>Built m2</u> 1012	<u>Terrace m2</u> 135	<u>Bed</u> 4+staff apt	<u>Bath</u> 4+ staff apt	<u>Guest Toilet</u> Yes
<u>Built year</u> 2007	<u>Facing</u> South	<u>Furnished</u> Not included	<u>Garage</u> 4 Cars	<u>Pool</u> Private	<u>Garden</u> Private
<u>Alarm</u> Yes	<u>Security</u> Yes	<u>Gated</u> Yes	<u>Sat.TV</u> Yes	<u>BBQ Area</u> Yes	<u>Flooring</u> wood+marble
<u>Shutters</u> No	<u>Fireplace</u> 2	<u>Basement</u> Yes	<u>Storage</u> Yes	<u>Elevator</u> Yes	<u>UFH</u> Yes
<u>Kitchen :</u> Fully fitted					
<u>Appliances :</u> Siematic, Siemens, Miele					
<u>Heating :</u> A/C and UFH, electric Airfresh climatic system					
<u>Location :</u> Golden Mile					
<u>Views :</u> Garden, from top floor some seaviews					
<u>Amenities :</u> Close by					
<u>Other info :</u> Very spacious Villa in sought out location with lots of privacy. Features: indoor pool, wine cellar, sauna, mature garden, grand entrance with waterfall and designer entrance door,elevator.					
PROPERTY LEGALS					
<u>Comm.fees :</u> 250 € per month					
<u>IBI :</u> 3.515 € year <u>Basura:</u> 278 € per year					
<u>Nota Simple :</u> Copy					
<u>CEE :</u> Pending by owner					
<u>Floorplans :</u> N/A					
<u>Private / SL:</u> Private					
<u>Lawyer :</u>					
<u>Registration :</u> <u>Catastral:</u> 7824109UF2472S0002BB					
<u>Finca nr.</u> 84490	<u>Registro</u> Marbella3	<u>Tomo</u> 2287	<u>Libro</u> 1261	<u>Folio/Alta</u> 87/2	