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## DETACHED VILLA FOR SALE IN HACIENDA LAS CHAPAS

**Price:** 2,285,000 €  
**Ref:** R5226580  
**Bedrooms:** 6  
**Bathrooms:** 6  
**Built size:** 842 m<sup>2</sup>  
**Plot/Garden:** 1700 m<sup>2</sup>  
**Terrace:** 0 m<sup>2</sup>

**High-Yield Investment: Grand Villa with Boutique Aparthotel Potential in Marbella East**  
We are proud to present an extraordinary property in the prestigious enclave of Hacienda Las Chapas, renowned for its luxury, 24-hour security, and Mediterranean charm. This is not just a home; it is a versatile investment opportunity with the rare potential to be operated as a Boutique Aparthotel or a high-end multi-unit rental residence.

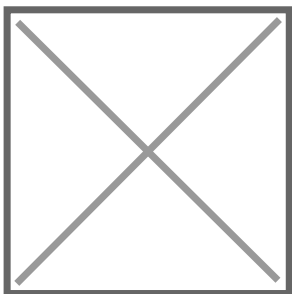
**Unique Concept: Luxury Living with Significant Income**  
The villa's most compelling feature is its intelligent layout, designed for maximum flexibility and

revenue generation:

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Precio no incluye gastos ni tributos. Gastos adicionales por parte del comprador: Impuesto Sobre Transmisiones (8% hasta 400.000€, 9% de 400.000 a 700.000€ y 10% a partir de 700.000€), Actos Jurídicos Documentados 1,5% sobre el precio de compra, gastos de registro y notaría. Ficha informativa a su disposición en nuestra oficina según Decreto 218/2005 de 11/Oct.

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



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