

260 m2 villa | 4 bed | 3.5 Bath | 2 receptions | pool | terrace

Price 3 500 000 Dhs - 329 000 €

Description

Ref : SVMA0102 FURNISHED VILLA FOR SALE MARRAKECH: 260 m2 villa - 4 Bed - 3.5 bath - 2 receptions - patio and terrace and pool - luxury residency Palmeraie .ATTRACTIF PRICE FOR A QUICK SALE

M2Morocco, your Moroccan real estate specialist presents stunning villa on a charming gated development on the circuit de la Palmeraie (the most exclusive area of Marrakech).

This 10 hectares development consists of very well finished villas amd apartments set amidst lush gardens. The houses are reached via a private parking at the back and via pedestrian alley ways at the front. The development also benefits from a nice club house with its big pool, terraces, bar/restaurant, spa-fitness and health centre.

This property is 100% built and finished and is for sale unfurnished at 3.500.000-Dh / excl fees.

Thanks to the design of the development these properties are very private and are not overlooked by neighbours.

The property consists of:

Ground floor level:

- entrance
- reception 1 with open fireplace
- pation with loggia (summer dining room) and seating corner with a heated pool with cover.
- staff room
- cloak room
- formal dining room with bay windows to patio and stairs to first floor
- lounge with open fire chimney and bay windows onto gardens
- ensuite bedroom with built in wardrobes, private pool, little office.
- cloak room
- fully fitted kitchen.

First Floor:

- panoramic terrace.

- 3 bedrooms with 7 wardrobes (1 of which is master)
- 3.5 bathrooms : 3
- 1 bathroom
- Number of bedrooms : 4
- 1 toilet
- Total living area : 190

Number of wet rooms : 3
Plot size : 260

The property also benefits from a full serviced rental management solution as the development enjoys its own management company and website. As such this villa will be ideal either as a primary residence, a secondary home or as rental property (be it for long term rent or short holiday lets).

With this villa, M2 Morocco your Moroccan real estate specialist brings you once more a great property close to Marrakech at an excellent price.

- Phone entry system
- Pool
- Parking

- Heating
- Terrace
- Balcony

- Fully fitted kitchen with white goods
- Garden
- Security guard

