

New 292 m2 villa | 4Bed / 4 Bath | lounge | pool on Golf course

Price 3 200 000 Dhs - 300 800 €

## Description

Ref : SVMA0069 VILLA FOR SALE MARRAKECH : 292m2 villa on plot of 263m2, 3 Beds, 3 Bath, lounge, garden with pool in Golf development - 3.200.000-Dh

M2Morocco, your property agent in Morocco presents this charming little villa in the Amizmiz Road, on a Golf course development

This 292m2 villa on a 263m2 plot is part of a newly built gated development.

The house consists of:

On the ground floor: 137m2 - entrance hall, - double reception bay window onto garden and pool, - fitted kitchen, separate guest toilet, - 1 ensuite bedroom - garden with swimming pool

On first floor: - 155m2 - 2 bedrooms with private bathroom and terrace, master suite with its lounge, bedroom, ensuite bathroom and terrace overlooking the garden

Rooftop terrace approx 120m2 with summer kitchen

This villa is sold titled with a parking space.

Also to be noted that there is a garden which is not on the title but which enlarges the titled garden considerable for private use.

With this property offer, M2 Morocco, your Moroccan real estate specialist brings you a moderately priced villa in one of the best addresses in Marrakech. This property is suited as a secondary home or as a rental property (be it long term rental or short holiday let).

Situated in a good area of Marrakech, this villa has great potential for capital growth and would also generate good rental yields. M2 Morocco can also offer a full rental management service for this type of property....

## Characteristics

Number of rooms : 8

Number of toilets : 5

Total living area : 292

Number of bathrooms : 4

Number of bedrooms : 4

Plot size : 263

Number of wet rooms : 4

Floor : 1

## Features

Air conditioning

Fully fitted kitchen with white goods

Garden

Security guard

Heating

Phone entry system

Pool

Parking

Fitted kitchen

Terrace

Balcony

