

### **About this property**

Vaneau Maroc, a real estate agency in Marrakech, offers you this rare and exceptional property located in the heart of Gueliz. Set on 400 m² of land and offering 600 m² of living space spread over 4 levels, this refined and atypical mansion offers many possibilities. It can be used as a primary residence, operated as a guest house, or converted into a charming hotel. The property consists of 6 spacious suites, each with its own bathroom, carefully decorated to ensure optimal comfort. Three terraces complement the property, some opening directly onto the bedrooms, offering pleasant and intimate outdoor spaces. Upon entering, you will be charmed by an elegant reception area leading to two cozy living rooms and a warm bar area with a fireplace, all in a refined atmosphere. In the basement, you will find a large functional kitchen, a laundry room, and service areas. Outside, a pretty pond completes the property, perfect for relaxing or entertaining guests in a peaceful atmosphere. This unique property represents a rare opportunity in Marrakech, combining a central location, high-quality amenities, and strong potential for exploitation. 3% commission on top of the sale price.

#### **Robinson Choual**

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Marrakech Agency

Marrakech - Marrakech

Price: 1 300 000 €

Surface: 6458 sq ft

Rooms: 8

**Bedrooms**: 6

Floors: 4

Bathrooms: 6

**Shower rooms**: 0

Garden: Yes

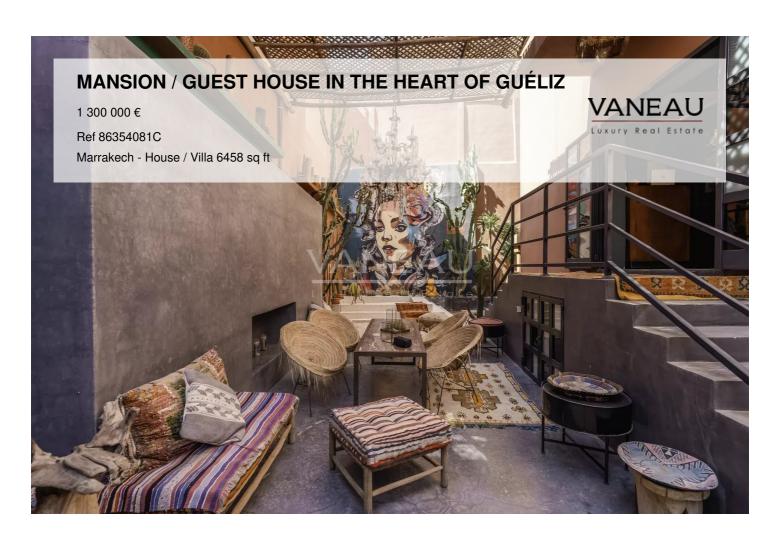
Swimming pool: Yes

Intercom: Yes

Terrace: Yes









### **VANEAU**

Immobilier de prestige depuis 1972

### **VANEAU LOCATION**

Une équipe dédiée à Paris, Neuilly et Boulogne

### **VANEAU VIAGER**

30 ans d'expérience en vente viagère

# **VANEAU**

# C'EST AUSSI

# VANEAU BUREAUX & COMMERCES

+10 000 offres disponibles

### **VANEAU PATRIMOINE**

Dispositifs de défiscalisation, SCPI, Assurances Vie

### **VANEAU DIGITAL NEUF**

La plate-forme digitale 100% immobilier neuf

## **COURTAGE CRÉDITS**

Exell Crédit immobiliers Assurances emprunteurs

## **GESTION LOCATIVE**

GTF, plus de 7 000 lots gérés à Paris

140 collaborateurs 1200 signatures par an 1000 immeubles par an 2