



**Ultra-Modern Villa for Sale with Mountain- and Golf views, Benahavis, Marbella**

Marbella Area

🏠 House 📏 Plot 1020 m<sup>2</sup> 🏠 Built 772 m<sup>2</sup> 🏡 Terrace 600 m<sup>2</sup> 🛏 5 🚿 5 # Ref. 133845

🏠 2.995.000 €

This document is for information purposes only and may be subject to errors, omissions, changes in price or withdrawal without prior notice, and do not form part of any contract. The price does not include purchase costs.

## Ultra-Modern Villa for Sale with Mountain- and Golf views, Benahavis - Marbella

Located in a very nice residential, gated community, near 2 beautiful Golf courses with a lovely Club House.

Short drive to all amenities, the beach and of course the Puerto Banus marina with all its fine restaurants, high-end boutiques, nightlife and the charming towns of San Pedro, Estepona and Marbella.

### THE PLOT:

Nice size plot of 1,020 m2  
Huge solarium  
BBQ area  
Pool of 30 m2

### THE VILLA:

Very modern, west facing villa  
Year of construction: 2017 / 2018  
Garage: 2 cars + carport for 2 cars  
3 levels  
Alarm  
Lift and stairs  
Under floor heating  
A/C with heating  
Marble flooring

Built:  
772 m2 construction size  
600 m2 of terraces

5 Rooms  
5 Bathrooms  
2 Guest toilets

*Distribution:*

### Ground floor:

Open plan lounge and dining area  
Spacious fitted kitchen with room for dining table  
An apartment with bedroom and bathroom  
Spacious terraces

Exterior Spa area  
Patio and garden area  
Guest toilet

**1st floor:**

Big Hall  
Master bedroom suite with walk in closet with access to covered terrace  
Bedroom en-suite with fitted wardrobes  
Garage and carport

**Lower floor:**

Living Room or Game Room  
Cinema Room  
2 Full Bathrooms  
Pool toilet  
Laundry Room  
Storage and Machine Room  
Sauna and Spa zone  
Hydrotherapy room with pool of 13 m2  
Gym



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