



**For Sale, Luxurious, Contemporary Villa with open Sea Views on The Golden Mile, Marbella**  
Marbella Area

🏠 House 📏 Plot 1531 m<sup>2</sup> 🏠 Built 894 m<sup>2</sup> 📏 - 🏠 4 🏠 6 🏠 # Ref. 133630

🏠 2.461.000 €

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## For Sale, Luxurious, Contemporary Villa with open Sea Views on The Golden Mile, Marbella

This spectacular, modern villa, will be built at one of the most sought-after locations on the Costa del Sol, on The Golden Mile, to enjoy Marbella's fabulous lifestyle.

Close to the charming old town of Marbella with a wide selection of fine dining and lovely boutiques. The Marbella Club- and the Puente Romano Hotels and several Beach Clubs, as well as the Puerto Banus marina, are all at proximity.  
The Golf Valley can also be found at a short drive away.

### THE PLOT:

Size: 1,531 m2  
Fenced, subtropical garden  
Garden irrigation system and lighting  
Infinity Pool up to 60 m2 with lighting  
Water Features

### THE VILLA:

Contemporary, modern style  
Panoramic views to the sea and mountains  
High quality construction and finishes throughout  
Off Plan Villa - 9 months building period, all licenses and Permits are in place  
3 levels including the basement  
Lift

Built:  
894 m2 including covered and uncovered terraces  
Bedrooms: 4  
Bathrooms: 6

### The Ground Floor:

Open floor plan with lounge and dining area with open kitchen  
Bedroom Suite  
All with direct access to the spacious terrace with infinity swimming pool and several chill out areas  
Guest Toilet  
Covered Parking for 2 cars

### First Floor:

Master suite with walk-in closet and spacious terrace  
Guest suite with walk-in closet and spacious terrace

**Basement:**

Guest suite with walk-in closet, natural light and patio  
Media- and Game Room  
Gym  
Laundry Room  
Bar  
Storage  
Toilet

**Characteristics:**

Prime location purchase  
Price below market price – off plan purchase  
Modern, open kitchen  
Water decalcification system  
Solar energy for hot water  
Fireplace  
Pre-installation B&O System  
Spacious sun terraces  
Air circulation system  
Daikin air-conditioning system  
Fully fitted built-in wardrobes  
Underfloor heating throughout the villa on the ground floor, the basement and the laundry area

Off plan villa - 9 months building period, all licenses and permits are in place.  
Price does not include 10% VAT nor the property transfer fee and legal fees.

**BENEFITS OF BUYING OFF-PLAN:**

There is a possibility to change the internal distribution.  
You can decide on the finishes.  
The price for this modern off plan villa is extremely competitive and now you have the opportunity to purchase this villa 30% below market price.

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