



LAST VILLA! Gated Golf Resort, Frontline Golf Villas for Sale on The New Golden Mile, Marbella - Estepona

Marbella Area

House
 Plot 1063 m²
 Built 735 m²
 4 to 6
 4 to 6
 Ref. 133721

2.100.000 €

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PROPERTY HIGHLIGHTS

- Luxury, contemporary villas
- Modern, andalusian style
- Light and airy interiors
- Private infinity pool
- Outdoor sunken fireplace with lounge in the garden
- 24 hour security, located inside golf and country club
- Uninterrupted views over the Mediterranean Sea
- 10 minutes' drive to Estepona and Puerto Banus
- Last villa!

Luxury new development of modern villas located frontline golf, in a 24-hour secured gated golf and Country Club estate.

Each villa has uninterrupted views of the Mediterranean Sea across to the north Coastline of Africa.

Located at a 6-minute drive from a small luxurious shopping mall on the beach to enjoy a day of shopping, lunch with friends or fine dining. There are also several hip beach clubs to enjoy a relaxing day on the beach.

The white washed old town of Estepona is located at a 10 minute-drive away as is the marina of Puerto Banus with its designer brand boutiques, gourmet restaurants and nightclubs. The stunning old town of Marbella is located at a 15-minute drive.

Orientation of the villas is South to South-east with sun in the gardens all day long.

PLOT SIZES:

Plot sizes vary slightly, around 1,100 m2. This last one is 1,063m2

THE VILLAS:

- Contemporary, Andalusian architecture.
- Floors: 3 levels including the basement.
- A glass lift for easy access to each level
- Construction Size of the villa: 420m2 plus a basement of 315m2

- There is room for 5 bedrooms but you may adapt the interior distribution to your needs.

Flooring:

The villa features marble flooring in cream tones.
The terraces feature wood flooring.
The bathrooms feature ceramic tiles.

The villas offer **light, airy interiors** thanks to the creative use of glass walls and room dividers. A lovely open plan lounge area with a **fabulous open-flame fireplace** in glass and floor to ceiling windows to blend the outside living spaces into your home.

State of the Art, open plan kitchen with central island unit and a circular wine cellar with exposed window in the kitchen floor. Siemens appliances.

Spacious master bedroom with its own terrace and pool access. Each bedroom has been spaciouly designed with top of the line en-suite bathrooms with intelligent glass with mood lighting and ground floor bedrooms have convenient direct access to the pool.

Your dream home is controlled with **domotics throughout**, enabling you to access the security cameras and many different elements to make your home remotely controlled.

Every comfort feature has been incorporated to make your life **extremely comfortable** and to make your home a piece of art.

Pre-installation of an advanced alarm system which you can adapt further to suit your security requirements.

Each villa has specifically designed entertainment areas and the gardens have been cleverly designed to optimise **the views** towards the lake, the golf course and the stunning sunrises and sunsets.

Each villa comes with its **private infinity pool** and a sunken fire place pit and seating area.

In the optional basement (size +/- 330m2) a full gymnasium with window-view to the pool and a state of the art cinema can be created.

Plans are underway to build 4 Paddle Tennis- and tennis courts, a Gymnasium and a small commercial centre. There is already an established Country Club.

Summary:

- Sunken fire place pit and outdoor lounge areas
- Lift access to all three floors
- Direct pool access from ground floor bedrooms
- Domotics throughout
- Underfloor heating in bathrooms
- 24-hour on-site security
- Feature wine cellar
- Central triple height entrance
- Customised gym and SPA options
- Infinity pool
- LED lit driveway
- Privacy switches on the bathroom windows to allow sea views
- Access to golf course
- High-speed fibre optics internet installation
- Uninterrupted sea view
- All villas have front line view of the golf course

Please contact us for additional information and Payment Terms.



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