Costas & Casas
Marbella Real Estate

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Majestic innovative designer villa with spectacular sea views for sale - Benahavis, Marbella

Marbella Area

House | Plot 1076 m² | Built 426 m² | Terrace 151 m² | 4 | 4 | Ref. 140105

1.790.000 €

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PROPERTY HIGHLIGHTS

Sought-after, tranquil location, yet close to amenities and Puerto Banus, San Pedro
South facing, elevated position with stunning golf and sea views
Innovative, contemporary architecture with platform design

THE LOCATION

Next to one of the best golf courses in the Marbella area, in the hills of Benahavís, only 10 minutes away by car from Puerto Banus and just 5 minutes from San Pedro and the beach.

The elevated position offers **spectacular sea, golf and valley views**.

Benahavis is quickly becoming **one of the most sought-after and exclusive residential areas** on the Costa del Sol. The location is **tranquil,** boasts plenty of nature and golf courses, **yet is very close to the busier spots** such as Puerto Banus, San Pedro and Marbella. The cosy village of Benahavis, just a short 5-minute drive away, has the largest concentration of **quality restaurants** in the province.

All amenities, a supermarket and college are in the immediate vicinity. There are 3 superb golf courses around the corner, with a further wide choice of quality golf courses in the Golf Valley of Nueva Andalucía, just a 10-minute drive away.

THE VILLA

Plot size: 1,076m2
Built size: 426m2
Terraces: 151m2
4 en-suite bedrooms
1 guest toilet
Pool size: sizeable pool of 59m2

Contemporary luxury villa which has 2 distinct traits: **innovative architecture** by means of platform design and integration of **spectacular views** via an L-shape layout. The result is an eye-catching modern villa, with practical and useful spaces, **drenched in natural light** and spoiled by beautiful views from many angles.

Smooth transitions between the indoors and the outdoors.

Only the best materials are used to construct this **eco-friendly villa.** The developer offers **plenty of options** to put your personal stamp into the design and our in-house designers will work together with you to find the best choices in furniture and finishes.

The villa also offers very spacious **covered and open terraces on several levels**, of course also benefitting from the above-mentioned panoramic views.

Distribution over 3 floors as follows:

- **Ground floor**

4 en-suite bedrooms with walk in closet and direct access to the terraces and pool deck
Integrated kitchen with island, dining and lounge area, direct access to terraces and pool deck

- **Top floor**

Solarium

- **Lower floor**

Shell-form, ready to integrate garage, home cinema, games room etc

OTHER FEATURES

- Marble floors size 40X60 throughout
- Aerothermal heating system for air conditioning and hot water, brand LG
- Berker electrical switches
- Swimming pool finished in white mosaic
- Fitted wardrobes
- Downlight LED lights on ceilings
- Fully fitted kitchens with low and high units lacquered with fingerpull. Silestone worktop and splashback finished with ceramic looking like marble.
- Siemens appliances (or similar); vitro-ceramic, extractor, oven, microwave, dishwasher, fridge / freezer.

Optional extras

Basement Divisions: 58.700 €
Basement Terrace: 45.000 €
Electric underfloor heating system for all bathrooms: 3.867 €
Suspended hung toilet: 400 € /unit
Automated irrigation systems: 3.600 €
Domotic System: 8.200 € Alarm / Camera / Door station/ Smart lights /Mobile App to control everything
Multi-color LED Lighting in the swiming pool: 850 €
Bioethanol Fireplace Ecosmart: 2.500 €
Upgrade to GAGGENAU appliances: 11.200 € - Induction hob / Oven / Extractor / Microwave / Refrigerator / Freezer / Dishwasher / Washing Machine
Underfloor heating system with hot water: 66.100 €
Cove Lighting in the livingroom: 3.850 €
Cove Lighting in the exterior: 6.200 €
Built-in wine cooler, Siemens: 2.500 €
Fireplace with TV: 12.450 €
Outside built jacuzzi with LED multicolor light and hot water 4x3 m: 24.250 €
Heat pump for swimming pool + automatic cover: 18.300 €
Swimming pool automatic cover: 12.050 €
Swimming pool finishing with marble: 6.000 €
Chillout area: 16.500 €
BBQ area with pergolas: 16.300 €
Natural wood flooring (except bathrooms): 12.000 €
Interior cantilever wooden staircase: 9.500 €

Advantages of buying off plan:

- You can decide on the finish
- You can change the internal distribution
- You get the opportunity to buy at a significantly lower price than the prevailing market price

We can show you all new projects that match your requirements!
At developers' prices but including our top-notch service and market knowledge!

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