



**Avant garde and eco-friendly luxury villa with sea views for sale – Benalmadena, Costa del Sol**

Costa del Sol (other)

🏠 House 📏 Plot 2000 m<sup>2</sup> 🏠 Built 310 m<sup>2</sup> 🏠 Terrace 187 m<sup>2</sup> 🛏 4 🗺 3 # Ref. 140823

🏠 1.239.000 €

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.

## Avant garde and eco-friendly luxury villa with sea views for sale – Benalmadena, Costa del Sol

### PROPERTY HIGHLIGHTS

In a gated urbanisation in Benalmadena, 1 km away from the sea  
Stunning sea views  
Eco friendly concept with modern design and luxury fittings

### THE LOCATION

**Privileged location!** In an exclusive gated community in Benalmadena´s last pristine hidden valley. Benalmadena is one of the most diverse towns on the coast, offering **plenty of leisure facilities, hotels, beaches, touristic attractions as well as quiet residential areas.**

It benefits from an **easy connection to the airport**, which is only 20 minutes away by car.

The villa is walking distance to picturesque village of Benalmadena Pueblo, with its white Andalusian houses, cosy boutiques, bars and eateries.

Located **only 1 km away from the beach** and surrounded by several **excellent golf courses.**

### THE VILLA

Plot size: 2,000m2  
Built size: 310m2  
Terraces: 187m2  
4 bedrooms  
3 bathrooms  
1 guest toilet  
Huge pool of 135m2

The villa is part of a **low-density development of 25 luxury villas.** It comes with **excellent sea views.** Contemporary design combines with Mediterranean flair, and is in **complete harmony with the natural surroundings.**

The villa is energy efficient, yet **luxurious** and with an open plan layout, allowing plenty of **natural light** to flow and creating **bright and spacious homes.**

**Short delivery time of just 10 months.**

*Distribution over 3 floors as follows:*

- **Ground floor**

Open plan living and dining area with direct access to ample covered terraces  
Open plan kitchen with breakfast bar  
Laundry and storage room  
Entrance hall, stairs and elevator  
guest toilet  
Home office with attached bathroom

● **Upper floor**

En-suite master bedroom with walk-in closet  
En-suite bedroom  
2 bedrooms with shared bathroom  
Stairs and lift

● **Lower floor**

Garage for 3 cars  
Games room  
Gym  
Home cinema  
Stairs and elevator

## **OTHER FEATURES**

- Lift
- Thermal insulation
- Porcelain stoneware flooring by Roca
- Fully fitted open plan kitchen with island, Bosch appliances
- Sanitary fittings in bathrooms by Roca
- Faucets in bathrooms and kitchen by Hansgrohe
- Double glazing, Climalit 4+4 Planitherm, which functions like solar panels in summer and thermal insulation in winter
- Air conditioning for cooling and heating, brand Daikin
- Salt water swimming pool

### **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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