Costas & Casas
Marbella Real Estate

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Spectacular contemporary style villa for sale on the New Golden Mile - Estepona East, Marbella

Marbella Area

House | Plot 1116 m² | Built 328 m² | Terrace 288 m² | 5 | 4 | Ref. 144091

On request

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 from part of any contract. The price does not included purchase costs.

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Spectacular contemporary style luxury villa for sale on the New Golden Mile - Estepona East, Marbella

PROPERTY HIGHLIGHTS

Urbanisation on New Golden Mile
Close to amenities and several luxury hotels and resorts
Stunning contemporary style villa with an impressive façade

THE LOCATION

In a **residential area, on the New Golden Mile**, halfway between Estepona and Puerto Banus (10 minutes by car each). The urbanisation has good access to the A7 coastal road which **easily connects to all local and regional amenities**, commercial centres, hotspots, tourist attractions, beaches and golf courses.

There are **plenty of luxury hotels and resorts** in the immediate vicinity, with the 5-star Villa Padierna resort as main attraction, offering you a wide choice of luxury services and restaurants, health clubs etc. Several **emblematic golf courses** are in the immediate vicinity (Los Flamingos, Atalaya, Guadalmina).

Just a very short car ride to the local beach with several excellent beach clubs nearby.

THE VILLA

Plot size: 1,116m2
Interior built size: 328m2
Terraces: 288m2
5 bedrooms
4 bathrooms
1 guest toilet
Infinity pool of 32m2

Modern villa, with **stunning contemporary architecture** using pure lines and projecting plenty of luminosity into the house. **Integration of natural elements** such as water and vegetation make the villa a pleasant symbiosis with the natural environment.

Distribution over 3 levels as follows:

- **Ground floor**

Entrance hall and staircase
Open plan kitchen with island and breakfast bar
Integrated double height living room with fireplace, facing the pool and outdoor chill out area
Office
En-suite bedroom
BBQ and hammock area on the terrace
Guest toilet
Atrium
Ponds
Infinity pool
Outdoor dining area

- **Upper floor divided in to 2 wings, connected by a wooden gallery**

Wing One
2 en-suite bedrooms with private terrace
Wing Two
En-suite master bedroom with walk-in closet

- **Lower floor**

Delivered as open plan, but can comprise:
En-suite bedroom
Bodega
Home cinema
Games room
Laundry room
Technical room
Garage for 2 cars

The builder allows you to choose from a wide range of materials such as for the flooring, type of ceiling, faucets, sanitary ware, interior carpentry and divisions to personalize and create your very own dream home. You can also select materials related to the façade joinery such as balcony doors, the entrance, the type of glass for your villa, air conditioning, plumbing, electricity, home automation, roof materials, your private pool etc.

Short delivery time of just 10 months.

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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