Costas & Casas
Marbella Real Estate

Oasis Business Center, Our Space, Of.9
Golden Mile - 29602 Marbella
Tel. +34 952 908 759
info@costas-casas.com
www.costas-casas.com







SOLD. Super luxurious contemporary villa with sea and mountain views for sale in the Golden Triangle of Benahavis, Estepona, Marbella

Marbella Area

House | Plot 2100 m² | Built 677 m² | Terrace 210 m² | 4 | 4 | Ref. 150342 | 3.650.000 €

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For sale: exquisite modern luxury villa, move-in ready and south facing with panoramic sea views on the New Golden Mile between Estepona and Marbella

SOLD

p.s. Photos of the furnished villa at the end.

PROPERTY HIGHLIGHTS

- New built, eye catching uber luxurious contemporary villa
- In the sought after Golden Triangle of Marbella
- Stunning sea views
- Move-in ready
- Generous terraces and outdoor entertainment areas
- Fully furnished and decorated

THE LOCATION

- In a tranquil area of the exclusive ´Golden Triangle´, i.e. the area between between Marbella, Estepona and Benahavis. The Golden Triangle is one of the most affluent areas of the region, with an abundance of luxury villas and apartment complexes, surrounded by natural beauty and several golf courses.
- Apart from its exclusivity and tranquillity, this sought-after location benefits from an easy and quick connection to all services, amenities, commercial centres, San Pedro, Puerto Banus, international schools, golf courses, the beach. Everything of the above can be reached in less than a 10-minute drive.
- Apart from the adjacent top quality golf club with two 18-hole courses, there is a wide choice of other fine golf courses in the immediate vicinity, such as the 2 Guadalmina courses, Atalaya Golf, El Paraiso Golf, El Higueral Golf, Los Arqueros Golf and the three neighbouring courses of the Villa Padierna, one of the most exclusive resorts on the Costa del Sol.
- A well-established commercial centre with a large SuperSol supermarket, banks, cafés, restaurants, offices, dentist, pharmacy is only a 2- to 3-minute drive away. In the other direction, only 3 minutes away is a large Mercadona supermarket.
- The beach is less than 5 minutes away.
- In short, the location is ideal for families who want their own independent home with garden without giving up being centrally located with good connections to schools and amenities.

The Villa

- Spectacular, exquisite contemporary style luxury villa
- Brand new construction, ready to move into
- Facing south

- Panoramic sea and mountain views
- Built to the highest standards with fixtures and fittings for luxurious and comfortable living
- Large windows from floor to ceiling, projecting plenty of Mediterranean light into the interiors, creating a bright and airy modern home.
- Distribution over 3 floors as follows:

Ground floor: large, bright integrated living and dining room leading to extensive terraces, infinity swimming pool and lush landscaped gardens. Very slick open plan designer kitchen with island and direct access from the garage. En-suite double guest bedroom. Sea views from every room on the ground floor.

Upper floor: 2 en-suite bedrooms, en-suite master bedroom with walk-in wardrobe and stunning bathroom with amazing sea views. Direct access to an extensive open terrace from all bedrooms and with breath taking sea views.

Lower floor: Fully equipped laundry room. Large extra space for further development into a gym, home cinema, games room, bodega etc.

Some other features

- Infinity swimming pool
- Very spacious indoor garage for 2 cars
- Electric blinds
- Alarm system and entry phone
- Landscaped private garden
- Underfloor heating throughout
- Fireplace
- Lift
- Air conditioning for cooling and heating with individual controls per room.

Some technical specifications **(for a detailed list of specifications, please contact us**)

- Flooring: high quality ceramic tiles 100x100 Blanco Plus by Gunni Living. Terraces: anti-slip high quality ceramic tiles 100x100 Blanco Plus by Gunni Living. Bedrooms: oak wood flooring, 3 ply 15x190x1900mm. Basement: First grade tiles by Porcelanosa (60x60cm).
- Wall tiling: Master bathroom: Walls and floors Statuario 120x240. Secondary bathrooms: various designs of large size ceramic.
- Sanitary appliances: Master bathroom Bath: Freestanding tub “SPACE” by Villeroy & Boch, 1.80x85cm white solid surface with freestanding tap STARK / AXOR / Hans Grohe. Sinks: LOOP AND FRIEND by Villeroy & Boch with “Silestone” top and freestanding tap STARK / AXOR / Hans Grohe. Toilet: “SUBWAY” by Villeroy & Boch. Bidet: “SUBWAY” by Villeroy & Boch.
- Secondary bathrooms: Bath: “O NOVO” by Villeroy & Boch, 1.80x80cm. Sinks: LOOP AND FRIEND by Villeroy & Boch with “Silestone” top and freestanding tap STARK / AXOR / Hans Grohe. Toilet and Bidet: “SUBWAY” by Villeroy & Boch.
- Carpentry: reinforced front door in TEAK wood. Pivoting, with 2 lateral attachments, security lock, rubber seal for soundproofing and vertical stainless steel lock. Interior carpentry: Interior doors of 5mm TEAK wood finish, rubber sealing, concealed SIMONSWERK hinges, magnetic AGB POLARIS lock and stainless steel GROËL handle. Flush-fitting wardrobe doors lacquered in the same colour as the walls, with BLUM SOFT CLOSE hinges. Wardrobe interior lined with melanin textile, features and inside drawers. Bathroom cabinets in TEAK wood with Corian or Silestone top. Exterior carpentry: High quality aluminium carpentry by TECHNAL in varying series/sections depending on dimensions and double-glazing by CLIMALIT. Automatic sunshades.
- Windows: double-glazing by CLIMALIT.
- Electrical installation by NIESSEN
- Infrared alarm detectors. LED spotlights in areas of suspended ceilings, living room decorated with strip LED lights. LED spotlights in bathroom. Video intercom system installed.
- Air conditioning: panasonic heat pump for hot/cold air conditioning. Under floor water heating on main and upper floors. Hot water system using heat pump with recovery capacity.
- Garden lighting using reflectors and projectors.
- Swimming pool with decorative tiles, saline purification system and LED bulbs for lighting.
- Landscaped gardens with automatic irrigation system.
- Kitchen: fully fitted, nonglossy grey colour, Snaidero kitchen with SIEMENS appliances and Dekton worktops.
- Fireplace in living room.
- OTIS lift

- Glass railings on stairs.
- Custom built walk-in closet

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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