



Mediterranean style villas and semi-detached villas with sea- and golf views in Elviria, Marbella

Marbella Area

🏠 House 📏 Plot 545 m² 🏠 Built 257 to 332 m² 🏠 Terrace 40 to 80 m² 🛏 3 to 7 📶 3 to 5 # Ref. 151874

🏠 1.250.000 €

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 included purchase costs.

Villas and semi-detached villas for sale with panoramic views to the Mediterranean Sea in Elviria in Marbella

OFF MARKET.

PROPERTY HIGHLIGHTS

- New development of 40 single villas and semi-detached villas
- 14 properties will be in a **gated community** and **frontline golf**
- **Panoramic views overlooking a fabulous golf course and the sea**
- All properties offer **southwest orientation**

THE LOCATION

- East of Marbella town, only 10 minutes away from the centre of Marbella and the La Cañada shopping centre
- **Only 2 minutes' drive to one of Marbella's best beaches and wide selection of trendy beach clubs and good restaurants**
- Several championship golf courses are nearby
- **The local shopping centre of Elviria is just a minute drive away**
- Close to the Costa del Sol hospital and all amenities
- Read here about: [Elviria](#)

THE VILLAS AND SEMI-DETACHED VILLAS

- Designed under an Andalusian architecture with modern lines
- New development of 40 single villas and semi-detached villas
- 14 properties will be in a gated community and frontline golf
- 7 types of properties with different layouts
- All come with 3 levels: basement with natural light, ground floor and first floor
- 3- and 4-bedroom villas with possibility to add an additional 1 to 3 bedrooms, depending on the property. - one 5-bedroom villa

Several 3-bedroom, 4,5-bathroom properties with 5 different layouts

Plot sizes from 347 m² - 545 m²

Useful surface from 257 m² - 303 m²

Terraces around 40 m²

Prices from €1.335.000 - €1.835.000

*One property priced at €995,000 - SOLD

Several 4-bedroom, 5,5-bathroom properties with 7 different layouts

Plot sizes from 381 m² - 961 m²

Useful surface from 297 m² - 332 m²

Terraces around 80 m²

Prices from €1.490.000 - €1.835.000

One villa with 5-bedrooms, 5-bathrooms, 1 guest toilet on large plot of 1,475m²

Useful surface 455 m² plus 55 m² of terraces

€2.585.000

Building license granted – 20 months delivery after reservation

Please contact us for exact details and pricing.

SOME OTHER FEATURES

- Fully landscaped **Mediterranean style garden** with irrigation system
- Pre-installation for garden lighting
- Saltwater **swimming pool**
- High quality natural stone flooring 60 x 60 cm, including in the basement
- Same type stone on staircase with glass bannister
- Laminate wooden flooring in the bedrooms
- Porcelain tiles in the bathrooms
- Smooth concrete floor in the garage
- Fully fitted kitchen with Siemens appliances and Dekton worktop
- Daikin VRV **air conditioning** system
- Bioethanol fire place
- Aerothermal system 260 litres combining heating and water based **underfloor heating** (electric in bathrooms)
- Villeroy & Boch bathroom fixtures
- Floating mirrors with polished edges
- Fixed tempered glass screens in showers
- Hansgrohe taps
- Fitted wardrobes with shelves and drawers and folding doors
- Open dressing room finished in varnished oak with drawers and floating shelves and LED lighting
- LED spotlights in bathrooms, kitchen and hallway ceilings
- High quality Cortizo brand aluminium framed sliding doors and windows with double glazing
- Video intercom
- Fibre optics
- Basic home automation system
- Alarm – two-way Microprocessor controller
- Private garage

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!**



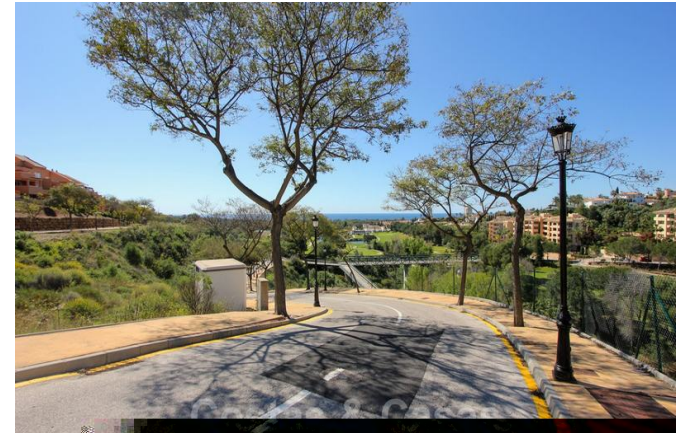
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