



Ready to move in exclusive modern luxury villa for sale in Benahavis - Marbella with stunning open views over the golf and the sea
Marbella Area

🏠 House 📏 Plot 3080 m² 🏠 Built 950 m² 🏠 Terrace 300 m² 🛏 6 to 7 🚿 6 to 7 # Ref. 152257

💰 5.800.000 €

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Contemporary modern luxury villa with stunning sea views for sale in an exclusive urbanization in Benahavis - Marbella

PROPERTY HIGHLIGHTS

- One of the finest villas currently for sale in Marbella - Benahavis
- Privileged and gated chic neighbourhood
- Breath-taking open views over the golf courses to the sea
- Spacious villa bathed in light
- South and southwest facing
- Ready to move in
- Reduced in price

THE LOCATION

- In the hills of Benahavis, in a recent urbanisation that is part of **one of the most exclusive and prestigious areas of Marbella and surroundings**.
- The residential area is situated on an **elevated and guarded wooded location**, in a cul-de-sac with no through traffic, which ensures **optimal peace, privacy and security**.
- The spacious villas in this urbanisation all have a large plot.
- The villa offers **spectacular sea views** and is surrounded by unspoilt, **open countryside and green spaces**.
- Several **excellent golf courses** are just a few minutes' drive away, as is the nearest supermarket.
- **Within walking distance**, across the road, is a complex with a **square containing a bakery, butcher and some eateries** where one can also have a drink.
- Despite its rural and privileged location, the luxury resorts and amenities of **San Pedro and Puerto Banus in Marbella are only 5 to 10 minutes away by car**.

THE VILLA

- Plot of 3.080m²
- Built area: 1.250m²
- Built interior: 950m²
- Terraces: 300m²
- 6 to 7 en-suite bedrooms
- Indoor garage for 2 to 3 cars
- Outside parking for several cars

Located in an elevated position with unobstructed spectacular views of the golf course, residences and the Mediterranean Sea as far as Gibraltar

- Stylish driveway and parking area
- Entrance with a spacious bright hallway with double high ceiling
- Spacious living room with a recessed TV area and a double height ceiling lounge with a large fireplace, opening onto spacious terraces and the pool, create an **airy, open and stylish living space**
- The use of a **lot of glass and natural stone** as building materials, as well as **large and high panoramic mirror windows** that maximise the beautiful views and the influx of natural light, form the basis of this sophisticated villa
- **Open plan kitchen with Gaggenau appliances and a SMEG six-burner cooker and two ovens with adjacent dining room opening onto the terrace**
- Only the **best materials and highest standards** were used to create this luxury villa
- The villa is divided over 3 floors:
 - **Ground floor:**
 - Entrance with spacious and bright hall
 - Staircase and lift to all floors
 - Spacious guest toilet and wardrobe
 - **Spacious living room with a sunken TV room shielded by glass and a lounge with large fireplace and double high ceiling and gallery**
 - Open kitchen with cooking island
 - Open dining room connected to the kitchen and terraces
 - **Open and covered terrace facing the pool and the views**
 - 2 en-suite bedrooms
 - Garden and **large infinity pool** with pre-installation for heating and cover
 - Covered **outdoor kitchen with barbecue and pergola for al-fresco dining and lounging**
 - **Upper floor:**
 - **Fantastic master bedroom en-suite with Armani sanitary ware and walk-in wardrobe, as much as 100m2**
 - **Gallery and patio**
 - **Large open space for multifunctional use**
 - 3 en-suite bedrooms
 - **Lower floor:**
 - 2 bedrooms and a bathroom
 - Laundry room
 - Machinery room
 - Storage room
 - Wine cellar
 - Fitness room with adjoining **spacious multifunctional room that can be used as a staff or guest room and has its own entrance**
 - Indoor garage

Other features

- **Mirror glass windows**
- Glass balustrades
- **Indirect lighting**
- Home automation
- **Lift**
- **Underfloor heating in the entire villa**
- Air conditioning for cooling and heating
- **Magnificent limestone floors in the living room**
- Tile floors in the bedrooms
- Shuco windows
- Alarm System
- **Fully furnished**



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