



Very spacious luxury villa for sale in a Mediterranean style with a contemporary design interior in the Golf Valley of Nueva Andalucia, Marbella
Marbella Area

🏠 House 📏 Plot 2475 m² 🏠 Built 901 m² 🏠 Terrace 204 m² 🛏 6 🚿 6 # Ref. 152383

🏠 9.500.000 €

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.

Cozy luxury villa in a Mediterranean style with a contemporary interior for sale, in the golf valley of Nueva Andalucia in Marbella

SOLD

PROPERTY HIGHLIGHTS

- Exclusive, coveted location
- Surrounded by golf courses and with sea and mountain views
- Close to amenities, Puerto Banus, Golden Mile and Marbella town
- Very spacious luxury villa with many leisure areas
- Highest quality materials and workmanship
- Contemporary design interior by Pedro Peña

LOCATION

- On one of the best plots in an **exclusive, sought-after residential area.**
- Second line golf course, situated in an **elevated position.**
- Southeast and **south oriented**
- In the heart of Nueva Andalucia's golf valley.
- **Buggy drive away from the renowned Las Brisas, Los Naranjos and Aloha golf courses** and with numerous additional top class golf courses just a short drive away.
- **Minutes from local amenities** and several restaurants.
- 10 minutes drive to the center of Puerto Banus, 12 minutes to the Golden Mile and 15 minutes to the center of Marbella.

THE VILLA

The villa in numbers:

Plot: 2.475m²

Built area: 901m²

Terraces: 204m²

Swimming pool: 90m²

Garage for 2 cars and parking

Bedrooms 6

Bathrooms: 6

Guest toilets: 3

3 floors

- **Lush mature garden in a Provencal and Andalusian style, offering total privacy.** Includes two impressive vertical gardens, olive and orange trees.
- **Large heated bohemian chic swimming pool with lounge area and bar.**
- Barbecue area on a sandy floor with uniquely designed furniture from Mexico.
- Spacious open and covered terraces.
- The super spacious villa enjoys glorious views across the Golf Valley towards the Mediterranean and east towards the iconic La Concha mountain peak.
- **The villa is very luxuriously designed and equipped,** contains 6 spacious bedrooms including a spectacular master suite.
- Several areas provide relaxation and entertainment.
- The **bespoke designer kitchen**, which can be closed with sliding doors, is a testament to quality and attention to style.

The attractive villa is spread over 3 floors as follows:

Ground floor:

- Garage for 2 cars and spacious outdoor parking
- Entrance hall, stairs, guest toilet
- **Spacious and bright open plan living space** with a modern fireplace
- Custom-made designer kitchen with a cooking island and a breakfast bar and equipped with Gaggenau equipment.
- Direct access to the covered and open terraces and the 90m² heated swimming pool in the garden.
- 2 en-suite bedrooms with access to a private terrace and the garden

Upper floor

- Landing and stairs
- Master suite with double height ceiling, freestanding bath, walk-in closet and private terrace.
- Second suite with private terrace
- En-suite bedroom with fitted wardrobes

Basement

- The basement area is divided into two parts
- 1st part:
 - Chic staircase
 - Fully equipped Technogym
 - Elegant TV room
 - State-of-the-art Spa with sauna, steam bath and massage room.
- 2nd part:
 - Bedroom en-suite
 - Billiard room
 - Air-conditioned wine room
 - Laundry room
 - Garage
 - Machine room

Some other features

- **Underfloor heating throughout the villa.**
- Air conditioning for cooling and heating.
- Italian outdoor ceramic tile floors combined with retro Mediterranean ceramic tiles from Florence designed for this pool.
- **Natural stone floors for the living areas and covered terraces.**
- Indirect lighting.
- Garden lighting.
- Heated saltwater pool with a powerful filter system for quick cleaning and the option of installing a cover.
- Wooden window frames with tilt and turn windows with safety glass and sun protection.
- Water-resistant MDF doors with concealed hinges.
- Sanitary with sound insulation.
- Villeroy & Bosch floating toilets
- 3 drinking water tanks of 1,000 liters each
- Self-cleaning water filter and lime scale remover.
- **State-of-the-art home automation with integrated video intercom and data network.**
- Sound system.
- **Sophisticated security system** with sensors, cameras and CCTV.
- Interior design in collaboration with the renowned Pedro Peña and featuring works of art by internationally renowned artists.



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