



Building land + exclusive construction project for sale for a contemporary, modern villa on the Golden Mile, Marbella

Marbella Area

🏠 Plot 📏 Plot 3873 m² 🏠 Built 1656 m² 🏠 Terrace 794 m² 🛏 7 🚿 8 🏠 Ref. 152513-P

💰 4.950.000 €

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.

Exclusive building plot with project for sale for a modern, luxurious villa on the Golden Mile, Marbella

SOLD

PROPERTY HIGHLIGHTS

- Spacious plot with all privacy.
- Project for a modern villa surrounded by water features.
- Extensive spa with indoor and outdoor pool.
- Solarium with Jacuzzi and view of La Concha and the sea.
- Within walking distance of the Puente Romano Resort.

THE LOCATION

- Private building plot on the Golden Mile, near the "King Abdelaziz" Mosque.
- Short drive from Puerto Banus where you will find all the necessary shopping centers, shops and restaurants.
- Less than 15 minutes' drive to several golf courses.
- **Within walking distance of the beach.**
- **Just steps from the Puente Romano Resort** which includes tennis, padel & fitness center.

THE PROPERTY

In figures:_

- Plot size: 3.873m²
- Total built up area: 1.656m²
- Terraces: 656m²
- Pergolas: 138m²
- Total swimming pools: 378m²
- Garage: 4 cars
- Bedrooms: 5 (+ office and staff rooms)
- Bathrooms: 8
- Guest toilet: 5

- Floors: 3

THE PLOT

- Large plot of almost 4,000 sq.m.
- Lush subtropical garden with many water features and palm trees.
- Automatic irrigation and lighting.
- Spacious, swimming pool.
- Extra pool for the kids.
- Floating terrace at the children's pool, equipped with dining table and lounge.
- Around the pool there are several more terraces and the lawn.
- South orientated.
- Lots of privacy.

THE VILLA PROJECT

- Project villa.
- Finished with the best, highest quality materials.
- Modern design.
- Spacious entrance hall with toilet.
- Guest toilet.
- Double-height, open plan living space.
- Spacious lounge, connects seamlessly with the dining room.
- Very large, equipped kitchen with cooking island.
- Pantry.
- Room-high sliding windows.
- Lots of natural light.
- Indoor patio with palm trees.
- Office space.
- 5 bedroom, 8 bathroom.
- Immense master bedroom with en-suite, 2 walk-in closets, toilet and private terrace.
- Staff quarters.
- Gym.
- Multiple spa facilities.
- Indoor swimming pool.
- Wine Cellar.
- Laundry room.
- Technical room.
- Storage rooms.
- Garage for 4 cars.

Distribution: _

Ground Floor

- Beautiful walkway to the entrance with water features.
- Spacious entrance with patio and guest toilet.
- Living area with lounge, dining area and kitchen.
- Pantry.
- Landing with staircase and elevator.
- Office space.
- 2 en-suite bedrooms with dressing room and terrace.
- Storage and technical room.
- Covered terrace with lounge.
- Sun terrace with loungers.
- Pergola with bar, dining table and lounge.
- Open terrace with sunbeds.
- Swimming pool.
- Children's pool.
- Floating terrace/pergola with lounge and dining table.
- Toilet.

1st Floor

- Landing with staircase and elevator.
- Indoor patio.
- 2 bedrooms, en-suite with dressing room.
- Master bedroom, en-suite, toilet, double dressing room and terrace.

Roof top/solarium

- Elevator, staircase, landing with toilet.
- Lounge and dining table.
- Jacuzzi.

Lower Floor

- Landing.
- Staircase and elevator.
- Laundry room.
- Toilet.
- Kitchenette.
- Games room with bar.
- Yoga room with bathroom.
- Gym.
- Changing room.
- Terrace with loungers indoor pool.
- Indoor pool.
- Jacuzzi.
- Chill-out.
- Sauna and steam bath.
- Dehumidifier.
- Hall.
- Multiple technical rooms.
- 2 bedrooms for staff.
- 2 bathrooms.

Other features:

- Home automation.
- Air conditioning for heating and cooling.
- Underfloor heating throughout.
- Combination of parquet and stone floors.
- Glass fireplace.
- Motorized glass patio doors.
- Swimming pools equipped with cleaning system.
- Heated indoor pool.
- Music system throughout the house and in outdoor areas.
- Natural stone finish for bathrooms and kitchen.
- Spaces on the first floor can still be adapted to your needs with plenty of room for a wine cooler, bar, home cinema and much more.

The price is for the building plot + the approved building project, excluding the building costs.

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