



**Andalucian villa for sale with sea views in a gated urbanization between Nueva Andalucia's golf valley and La Quinta golf, in Benahavis - Marbella**  
Marbella Area

House Plot 2750 m<sup>2</sup> Built 555 m<sup>2</sup> Terrace 106 m<sup>2</sup> 6 6 # Ref. 155125

2.995.000 €

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.

## Beautiful Spanish villa for sale with sea views in a gated community of Benahavis - Marbella

SOLD

### PROPERTY HIGHLIGHTS

- Villa in Mediterranean style.
- Large indoor and outdoor areas.
- 6 Bedrooms and 6 bathrooms.
- Swimming pool surrounded by an extensive sun terrace.
- Privacy.

### THE LOCATION

- **Peacefully located in a residential area with 24h security between 2 prominent golf courses in Marbella and Benahavis.**
- Golf courses including Los Naranjos Golf and La Quinta Golf are within walking or biking distance.
- A 10-minute drive from the Puerto Banus marina and the beautiful beach promenade of the Golden Mile.

### THE VILLA

#### In figures:

- Plot size: 2.750m<sup>2</sup>
- Built area: 555m<sup>2</sup>
- Terraces: 106m<sup>2</sup>
- Bedrooms: 6
- Bathrooms: 6
- Guest toilet: 1
- Floors: 3

#### General:



- Spacious and fenced plot.
- Landscape garden with tropical vegetation and plenty of lawn.
- 2 elegant garden steps from the terrace leading to the lower, extended solarium.
- At the back of the garden a pergola with lounge.
- Rectangular swimming pool completely surrounded by a sun terrace with loungers.
- Open and covered terraces with seating.
- Large lateral terrace with barbecue area and dining table.
- **Mountain and Mediterranean views.**
- **South to west orientation.**
- Privacy.

## The villa itself:

- **Luxury villa in Mediterranean style.**
- Using high-quality materials.
- **Characterful interior with an artistic touch here and there.**
- Driveway to the front door, embellished with a beautiful fountain.
- Covered entrance.
- Impressive entrance hall with double height ceiling and an ornate staircase leading upstairs.
- Guest toilet.
- Living room with TV lounge and a seating or reading area in front of the fireplace.
- Adjacent dining room with a large table.
- Large kitchen with plenty of storage space, granite worktops and central cooking island.
- Furthermore, an integrated dining area and a utility room.
- High sliding windows opening onto the terraces.
- Marble indoor floors.
- 6 Bedrooms and 6 bathrooms.
- Master suite with a cosy sitting area by the fireplace and access to a private terrace.
- On the upper floor, you will also find 2 walk-in closets and an office space.
- On the lower floor:
  - **An in-house guest or staff room.**
  - An entertainment area.
  - **Spa with sauna.**
  - **Wine cellar.**
  - Indoor garage for 2 cars.

## Other features:

- Fireplace.
- Double glazing.
- Underfloor heating throughout.
- Air conditioning for cooling and heating.
- Automatically operated shutters.
- Domotics.

- Alarm system.



**Andalucian villa for sale with sea views in a gated urbanization between Nueva Andalucia's golf valley and La Quinta golf, in Benahavis - Marbella**  
Marbella Area

House Plot 2750 m<sup>2</sup> Built 555 m<sup>2</sup> Terrace 106 m<sup>2</sup> 6 6 # Ref. 155125

2.995.000 €

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.





**Andalucian villa for sale with sea views in a gated urbanization between Nueva Andalucia's golf valley and La Quinta golf, in Benahavis - Marbella**  
Marbella Area

House Plot 2750 m<sup>2</sup> Built 555 m<sup>2</sup> Terrace 106 m<sup>2</sup> 6 6 # Ref. 155125

2.995.000 €

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.





**Andalucian villa for sale with sea views in a gated urbanization between Nueva Andalucia's golf valley and La Quinta golf, in Benahavis - Marbella**  
Marbella Area

House Plot 2750 m<sup>2</sup> Built 555 m<sup>2</sup> Terrace 106 m<sup>2</sup> 6 6 # Ref. 155125

2.995.000 €

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.





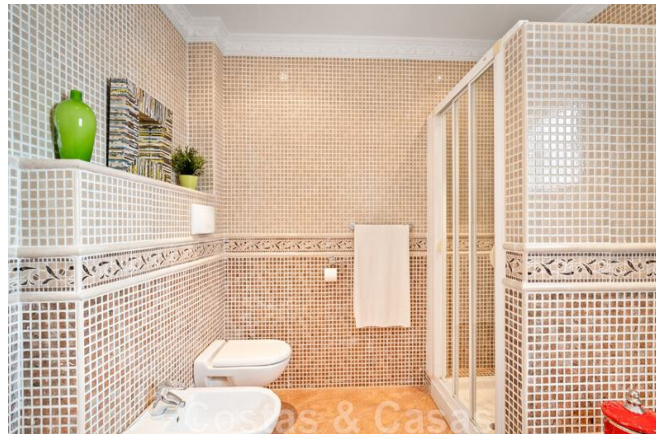
**Andalucian villa for sale with sea views in a gated urbanization between Nueva Andalucia's golf valley and La Quinta golf, in Benahavis - Marbella**  
Marbella Area

House Plot 2750 m<sup>2</sup> Built 555 m<sup>2</sup> Terrace 106 m<sup>2</sup> 6 6 # Ref. 155125

2.995.000 €

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.





**Andalucian villa for sale with sea views in a gated urbanization between Nueva Andalucia's golf valley and La Quinta golf, in Benahavis - Marbella**  
Marbella Area

House Plot 2750 m<sup>2</sup> Built 555 m<sup>2</sup> Terrace 106 m<sup>2</sup> 6 6 # Ref. 155125

2.995.000 €

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.





**Andalucian villa for sale with sea views in a gated urbanization between Nueva Andalucia's golf valley and La Quinta golf, in Benahavis - Marbella**  
Marbella Area

House Plot 2750 m<sup>2</sup> Built 555 m<sup>2</sup> Terrace 106 m<sup>2</sup> 6 6 # Ref. 155125

2.995.000 €

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.





**Andalucian villa for sale with sea views in a gated urbanization between Nueva Andalucia's golf valley and La Quinta golf, in Benahavis - Marbella**  
Marbella Area

House Plot 2750 m<sup>2</sup> Built 555 m<sup>2</sup> Terrace 106 m<sup>2</sup> 6 6 # Ref. 155125

2.995.000 €

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.





**Andalucian villa for sale with sea views in a gated urbanization between Nueva Andalucia's golf valley and La Quinta golf, in Benahavis - Marbella**  
Marbella Area

House Plot 2750 m<sup>2</sup> Built 555 m<sup>2</sup> Terrace 106 m<sup>2</sup> 6 6 # Ref. 155125

2.995.000 €

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.





**Andalucian villa for sale with sea views in a gated urbanization between Nueva Andalucia's golf valley and La Quinta golf, in Benahavis - Marbella**  
Marbella Area

House Plot 2750 m<sup>2</sup> Built 555 m<sup>2</sup> Terrace 106 m<sup>2</sup> 6 6 # Ref. 155125

2.995.000 €

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.