Costas & Casas
Marbella Real Estate

Oasis Business Center, Our Space, Of.9
Golden Mile - 29602 Marbella
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Detached boutique villa for sale surrounded by greenery in a private gated community on the New Golden Mile between Marbella and Estepona

Marbella Area

House | Plot 609 m² | Built 296 m² | Terrace 159 m² | 5 | 4 | Ref. 155925 | **1.450.000 €**

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Modern luxury villa for sale close to all amenities on the New Golden Mile between Marbella and Estepona

SOLD

PROPERTY HIGHLIGHTS

- Close to all necessary amenities.
- 5 bedrooms and 4 bathrooms.
- Private heated pool.
- Multi-purpose room on the lower floor.
- Privacy.

THE LOCATION

- Situated in a **private, gated villa complex** in the heart of the New Golden Mile between Marbella and Estepona.
- Within a short driving distance, the Atalaya Golf Club can be reached, as well as some international schools.
- Walking distance to local supermarkets, various shops, restaurants and bars, pharmacies and more.

THE VILLA

In figures:

- Plot size: 609m²
- Built-up area: 296m²
- Surface terraces: 159m²
- 5 bedrooms
- 4 bathrooms
- 1 guest toilet
- Pool area: 37m²
- Residential floors: 3

General:

- **Flat plot adjacent to a wooded green area of 50.000m².**
- Manicured landscaped garden.
- **Heated swimming pool** surrounded by a terrace with loungers.
- Adjacent covered terrace with barbecue area with dining table and chill-out.
- A lateral pergola terrace on the upper floor connects to a front, open terrace.
- Views of the lush surroundings.
- Privacy.

The villa itself:

- **Detached villa with sleek, modern architecture.**
- High quality finishings.
- Double-height entrance hall with stairs.
- Guest toilet.
- Cosy lounge with adjacent integrated dining area.
- Practical kitchen equipped with Neff appliances and featuring a cooking island where you can sit.
- Cream-coloured tiled floors.
- Room-high sliding windows with recessed frames provide a seamless connection between the living spaces and terraces.
- 5 bedrooms, 4 bathrooms.
- Parking space for 2 cars.

Lower floor:

- Stairwell with landing.
- Fitness room with en-suite bathroom, possibly to be converted into a guest bedroom.
- **Multi-purpose room of 47m², free to convert into a playroom, home cinema or guest bedroom.**
- Laundry room and technical room.
- Storage.

Other features:

- Glass balustrades.
- Air conditioning.
- Fitted wardrobes.
- Solar panels.
- Energy certificate B.
- Exterior lighting.

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