



New! 2 modernist luxury villas for sale, nestled in a green area, with panoramic sea views east of Marbella centre

Marbella Area

🏠 House 📏 Plot 1535 m² 🏗️ Built 465 to 477 m² 🚗 - 🚗 3 🗺️ 3 to 4 # Ref. 156010-P

🏷️ 2.995.000 €

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2 new modern luxury villas for sale with sea views in East Marbella

PROPERTY HIGHLIGHTS

- Newly built villa.
- Sustainable concept surrounded by nature.
- 360° panoramic sea views.
- Private pool and jacuzzi.

THE LOCATION

- Quietly situated in a privileged, natural area 10 minutes' drive from Marbella centre.
- All amenities, sports clubs, international schools, restaurants, bars and the beach can be reached within a 10-minute drive.
- Malaga international airport is just a 25-minute drive away.

THE VILLAS

In figures:

Villa 1

- Plot size: 1.535m²
- Total building area: 465m²
- Bedrooms: 3
- Bathrooms: 3
- Guest toilet: 2
- Residential floors: 3
- Price: 2.995.000

Villa 2:

- Plot size: 1.166m²
- Total building area: 477m²

- Bedrooms: 3
- Bathrooms: 3-4
- Separate toilets: 2
- Residential floors: 3
- Price: €2.995.000

General:

- **New project consisting of 2 architectural luxury villas.**
- Spacious, fenced plot in an elevated position.
- Well maintained garden.
- Fantastic infinity pool with impressive views.
- Built-in jacuzzi surrounded by a sun deck.
- Adjacent sunken lounge with central fireplace.
- Both open and covered terraces.
- Privacy.

The villa itself:

- **Designed in contemporary architecture combined with state-of-the-art technologies.**
- Using high-quality building materials with refined finishes.
- Room-high sliding windows throughout the villa ensure bright rooms and a seamless connection between the interior and exterior.
- Indoor garage for 2 cars.
- Parking for 2 cars.

Distribution:

Main floor

- Stairwell and lift.
- Guest toilet.
- En-suite bedroom with walk-in wardrobe.
- Spacious living space with open plan layout.
- Cosy TV lounge.
- Open kitchen with island and dining table.
- Utility room.
- Access to the attractive terraces with various leisure facilities.

2nd floor

- Stairwell and lift.
- 1 guest bedroom en-suite with walk-in wardrobe and access to terrace.
- Master bedroom en-suite with freestanding bath, walk-in wardrobe and access to the terrace.

Ground floor -1

- Enjoy natural sunlight.
- Stairs and lift.
- Multi-purpose room, to be converted into a playroom or gym.
- Sauna.
- Bathroom and guest toilet.
- Technical room and storage room.
- Indoor garage for 2 cars.

Other features:

- Lift.
- Glass balustrades.
- Exterior lighting.

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