Costas & Casas
Marbella Real Estate

Oasis Business Center, Our Space, Of.9
Golden Mile - 29602 Marbella
Tel. +34 952 908 759
info@costas-casas.com
www.costas-casas.com







Contemporary new villa for sale with sea views, centrally located within walking distance to the beach on Marbella's Golden Mile

Marbella Area

House | Plot 910 m² | Built 738 m² | - | 6 | 6 | Ref. 155980-P

7.495.000 €

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Contemporary luxury villa within walking distance of all amenities and the beach, on Marbella's Golden Mile

SOLD

PROPERTY HIGHLIGHTS

- Recently built villa.
- Walking distance to the beach, Marbella centre and Puente Romano.
- Heated swimming pool.
- Expansive solarium with stunning sea views.
- Urgent viewing advised.

THE LOCATION

- **Prime location in an beachside exclusive urbanisation on Marbella's Golden Mile**, considered one of Marbella's most desirable zones.
- Walking distance to the beach, to all the amenities, restaurants, bars, shops of Marbella city and to the 5-star luxury amenities of the Puente Romano resort.
- A 5-minute drive from Nueva Andalucia's golf valley with several prestigious golf courses including Los Naranjos, Aloha Golf and Las Brisas Golf.

THE VILLA

In figures:

Plot size: 910m²
Living area: 738m²
6 bedrooms
6 bathrooms
Guest toilet: 1
Residential floors: 3 + solarium

General:

- Elevated plot, enclosed by high plantings.
- Rectangular, **heated swimming pool** with adjacent sunken lounge equipped with a fireplace.
- Covered and open terraces offering ample space for relaxation.
- Magnificent views of the mountainous landscape and the Mediterranean Sea.

The villa itself:

- **Modern villa with cutting-edge architecture combined with surprising building elements on the outside.**
- A high level of finishing.
- Contemporary furnishings with an eye for detail.
- Short driveway to the indoor multi-car garage.
- An embellished entrance with water features welcomes you into beautifully landscaped front garden.
- The entrance hall enjoys plenty of light thanks to a 3m high window.
- Cloakroom and guest toilet.
- Spacious lounge area with adjacent office space.
- A 2nd TV room is joined to the kitchen by a partition wall with integrated fireplace.
- Practical, modern kitchen with a central cooking island equipped with seating.
- Integrated dining room.
- Utility room.
- 2nd guest toilet, also accessible from the exterior.
- The living space and kitchen offer an excellent transition to the terraces thanks to room-high sliding windows.
- Ample parking for several cars.

Upper floor:

- 3 guest bedrooms each with en-suite bathrooms and fitted wardrobes, 2 of these bedrooms have access to a communal terrace.
- Large master bedroom en-suite with a sublime walk-in wardrobe and access to the private terrace.

Lower floor:

- Large hallway with plenty of closets/storage space.
- Large entertainment room with the possibility of free design e.g. as a home cinema, gym, games room, ...
- Guest bedroom en-suite.
- Laundry room and technical room.
- Indoor garage for 4-5 cars.

Solarium:

- Outdoor kitchen.
- Expansive terrace that can be used as a lounge area.
- Pre-installation for jacuzzi.
- Shower.
- Superb panoramic views.

Other features:

Lift.

Glass balustrades.
High ceilings.
Barbecue area.
Outdoor lighting.
Swimming pool with electric cover.

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