



## Spanish luxury villa for sale with panoramic views in gated community surrounded by nature in Marbella - Benahavis

Marbella Area

House 
 Plot 3012 m<sup>2</sup>
 Built 568 m<sup>2</sup>
 Terrace 132 m<sup>2</sup>
 3 
 3 
 Ref. 156878

1.950.000 €

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.

## Classic luxury villa for sale with a traditional architectural style and panoramic sea views located in Marbella - Benahavis

**SOLD**

### PROPERTY HIGHLIGHTS

- On the best located plot of the urbanisation.
- Gated urbanisation with permanent security.
- Panoramic views of greenery and the sea.
- Large, multifunctional space.

### THE LOCATION

- Quietly located in an elevated, **gated urbanisation** in the municipality of Benahavis.
- A 15-minute drive from the beach and all amenities.
- Several golf courses can be reached in just 10 minutes' drive.
- **Panoramic views of the valley with the mountains and the sea.**

### THE VILLA

#### In figures:

Plot size: 3.012m<sup>2</sup>  
Built-up area: 568m<sup>2</sup>  
Surface terraces: 132m<sup>2</sup>  
3 bedrooms, 3 bathrooms  
3 floors

#### General:



- **Spacious, elevated plot surrounded by greenery.**

- This was the first house built on the estate and is therefore situated on the best plot, with stunning views of the Mediterranean and the surrounding countryside.
- Manicured garden with lawn and native plants.
- Private pool with cover with adjacent landscaped terrace.
- Generous open and covered terraces equipped with lounge areas, a barbecue and an 'al fresco dining' area.
- Southern orientation.

## **The villa itself:**

- **Detached villa in a traditional Mediterranean style.**

- Characterfully decorated and maintained by its first owners, the villa exudes influences from Andalusia, East Africa and South America.
- A motorised gate at the entrance to the house leads to a driveway with a large parking area, part of which is suitable for a double carport.
- A spacious, double-height entrance hall provides additional natural light and ventilation.
- Large open-plan living space with chill-out fitted fireplace with an integrated dining area.
- A complete kitchen with a central cooking island with dining area.
- Separate utility room.
- Adjacent TV lounge with fireplace.
- A total of 3 bedrooms, 3 bathrooms.
- Spacious master suite with dressing room and access to a private terrace.
- Office space.
- A multi-purpose room of 40m<sup>2</sup> on the lower floor can be converted into a gym, office, games room, ...
- Multiple storage rooms.

## **Other features:**

Air conditioning.  
Fireplace.  
Fitted wardrobes.  
Sun blinds on the terrace.



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