Costas & Casas
Marbella Real Estate

Oasis Business Center, Our Space, Of.9
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New development with 5 sophisticated luxury villas for sale a few steps from the beach just off Puerto Banus, Marbella

Marbella Area

House | Plot 586 m² | Built 752 to 836 m² | Terrace 256 to 269 m² | 4 | 5 | Ref. 156930-P | **3.490.000 €**

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 from part of any contract. The price does not included purchase costs.

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High-end luxury villas for sale within walking distance of Puerto Banus' marina in Marbella

PROPERTY HIGHLIGHTS

- Exclusive, gated community.
- Luxurious building concept.
- Private garden with swimming pool.
- Extensive roof terrace.
- Under construction.
- Completion in November 2024.
- LAST VILLA

THE LOCATION

Conveniently located at **walking distance from the beach and Puerto Banus** with all its restaurants, bars and luxury boutiques.
Easy access to the A7 coastal highway that takes you to San Pedro, Marbella or Estepona in minutes.
A wide range of golf clubs, sports facilities, supermarkets and excellent restaurants just a few minutes' drive away.

THE VILLA

In figures:

Update price list: 04/2025

Plot size: 510m²
Total built area: 769m²
Interior surface area: 503m²
Solarium: 148m²
Terraces: 118m²
Bedrooms: 4
Bathrooms: 5
Guest toilet
3 garage spaces
Pool: 10 x 3m
Price:€3.490.000

Description:

Flat plot, enclosed by white-painted walls with painted steel rails.
Each villa has a **private pool including pre-installation for heating**.
An **expansive solarium** provides an **outdoor kitchen with bar**, 'al fresco dining' area, lounge facilities and a jacuzzi for five.
Landscaped private garden with a combination of artificial grass and a diversity of natural vegetation and large trees.
An attached terrace includes a barbecue and bar, depending on the property type.
South-facing.
Cosy TV lounge with fireplace.
A highly equipped kitchen with a large island opens onto the lounge area.
Integrated dining area with **a double-height and richly lit ceiling**.
Room-high sliding windows offer access to the terrace and also provide generous light throughout.
A **residential lower** floor is naturally lit and furnished with:

- En-suite guest bedroom.
- Multi-purpose room (potential playroom, home cinema, chill-out, ...)
- Storage rooms, technical room, laundry room.
- Private garage for 3 cars, including 2 installation points for charging electric vehicles.

After purchase, the interior design can be fully customised to your own style.

Other features:

Pre-installation lift.
Air conditioning for cooling and heating.
Underfloor heating.
Integrated electric fireplace.
Double glazing.
Wi-Fi router installation.
HD digital satellite receiver.
Sophisticated home automation system.
Bespoke wardrobes.
Terraces are screened by glass balustrades.
Outdoor shower with hot and cold water.
Automatic irrigation system.
Alarm system connected to security company.

View all new projects that meet your requirements with us.
You will not pay a penny more than with the property developer, but you will enjoy our market knowledge and lifetime top-service!

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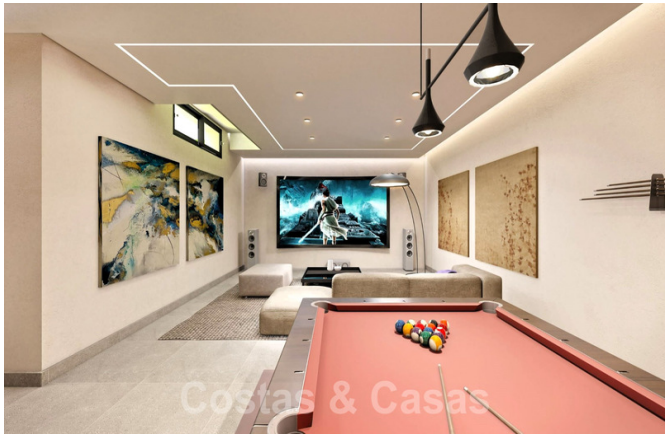
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