



Modern luxury villa for sale in a contemporary architectural style, walking distance from Puerto Banus, Marbella

Marbella Area

House
 Plot 1002 m²
 Built 606 m²
 Terrace 200 m²
 5
 5
 Ref. 157244

4.500.000 €

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.

Stunning luxury villa for sale with inviting outdoor spaces, a few minutes' walk from Puerto Banus, Marbella

PROPERTY HIGHLIGHTS

- Central location within walking distance of Puerto Banus.
- Open plan concept.
- Lower floor with luxury leisure facilities.
- Solarium with outdoor kitchen/barbecue and jacuzzi.

THE LOCATION

Very centrally located just a few minutes' walk to the Centro Plaza shopping centre. La Sala restaurant, which offers live music every day, and the chic Breath restaurant are also a short walk away.

Within **walking distance to Puerto Banus** with its iconic marina and luxury boutiques, restaurants and clubs, the El Corte Inglés department store and the beach with many trendy beach clubs.

For golf lovers, there are 4 excellent golf courses in the immediate area with a great choice of additional courses within a 10 km radius.

Short drive to San Pedro and Marbella centre.

THE VILLA

In figures:

Plot area: 1,002m²

Total built area: 606m²

Interior surface area: 406m²

Terraces surface area: 200m²

Bedrooms: 5

Bathrooms: 5

Guest toilets: 1

3 floors + solarium

General

Flat plot, fully enclosed by high plantings.

Mature landscaped garden with palm trees and tropical greenery.

Open and covered terraces with ample space for various leisure activities.

An **extensive solarium provides an outdoor kitchen with barbecue, a Jacuzzi and space for installing al fresco dining and lounge areas.**

Private heated swimming pool surrounded by lawn and sunbeds.

South-west facing.

The villa itself:

Modern, detached villa recently built in 2020.

High level of finishing with attention to detail and luxurious finishes.

Elegant, modernist interior design.

Open-plan living space with lounge and kitchen area.

Open living kitchen, fully equipped with Miele appliances and a central island where you can sit.

Integrated dining room.

5 bedrooms, 5 bathrooms.

On the **residential ground floor a bodega, home cinema, sauna, steam shower and equipped gym.**

Indoor garage for 2 cars.

Other features:

Lift to all floors.

Air conditioning.

Glass balustrades around the terraces.

Fitted wardrobes.

Alarm system.

Pre-installation for solar panels.



Modern luxury villa for sale in a contemporary architectural style, walking distance from Puerto Banus, Marbella

Marbella Area

House
 Plot 1002 m²
 Built 606 m²
 Terrace 200 m²
 5
 5
 # Ref. 157244

4.500.000 €

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.



Modern luxury villa for sale in a contemporary architectural style, walking distance from Puerto Banus, Marbella

Marbella Area

🏠 House 📏 Plot 1002 m² 🏠 Built 606 m² 🏠 Terrace 200 m² 🛏 5 🚿 5 # Ref. 157244

💰 4.500.000 €

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.



Modern luxury villa for sale in a contemporary architectural style, walking distance from Puerto Banus, Marbella

Marbella Area

House Plot 1002 m² Built 606 m² Terrace 200 m² 5 5 # Ref. 157244

4.500.000 €

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.



Modern luxury villa for sale in a contemporary architectural style, walking distance from Puerto Banus, Marbella

Marbella Area

House Plot 1002 m² Built 606 m² Terrace 200 m² 5 5 # Ref. 157244

4.500.000 €

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.



Modern luxury villa for sale in a contemporary architectural style, walking distance from Puerto Banus, Marbella

Marbella Area

House Plot 1002 m² Built 606 m² Terrace 200 m² 5 5 # Ref. 157244

4.500.000 €

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.



Modern luxury villa for sale in a contemporary architectural style, walking distance from Puerto Banus, Marbella

Marbella Area

House Plot 1002 m² Built 606 m² Terrace 200 m² 5 5 # Ref. 157244

4.500.000 €

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.



Modern luxury villa for sale in a contemporary architectural style, walking distance from Puerto Banus, Marbella

Marbella Area

House
 Plot 1002 m²
 Built 606 m²
 Terrace 200 m²
 5
 5
 Ref. 157244

4.500.000 €

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.



Modern luxury villa for sale in a contemporary architectural style, walking distance from Puerto Banus, Marbella

Marbella Area

House
 Plot 1002 m²
 Built 606 m²
 Terrace 200 m²
 5
 5
 Ref. 157244

4.500.000 €

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.



Modern luxury villa for sale in a contemporary architectural style, walking distance from Puerto Banus, Marbella

Marbella Area

House Plot 1002 m² Built 606 m² Terrace 200 m² 5 5 # Ref. 157244

4.500.000 €

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.



Modern luxury villa for sale in a contemporary architectural style, walking distance from Puerto Banus, Marbella

Marbella Area

 House  Plot 1002 m²  Built 606 m²  Terrace 200 m²  5  5  # Ref. 157244

 4.500.000 €

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.