



New villa with modern architectural style for sale in Nueva Andalucia's golf valley, Marbella
Marbella Area

🏠 House 📏 Plot 1200 m² 🏠 Built 590 m² 🏠 Terrace 280 m² 🛏 5 🚿 4 # Ref. 157777

🏠 3.350.000 €

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.

Luxurious, modern villa for sale, in the golf valley of Nueva Andalucia, Marbella

PROPERTY HIGHLIGHTS

- Privileged location in Nueva Andalucia's golf valley.
- A stone's throw from Los Naranjos Golf.
- Luxurious villa in a stunning contemporary style.
- Panoramic views.
- Recently completed.
- Ready to move in.

THE LOCATION

Located in a favourite residential area, in Nueva Andalucia's golf valley and with **Marbella's iconic La Concha mountain in the background**. Within walking or buggy distance of Los Naranjos Golf Club. The green area is home to several prestigious golf courses, including Aloha Club and Las Brisas with all associated facilities. A 5-minute drive from the beach and chic Puerto Banus and 10 minutes from Marbella centre. Surrounded by similar, modern villas.

THE VILLA

In figures:

Plot size: 1,200m²
Interior surface: 523m²
Covered terraces: 55m²
Open terraces 103m²
Solarium: 122m²
5 bedrooms, 4 bathrooms
Guest toilet

General:

Located on an elevated plot at the end of a dead-end street, which provides the necessary peace and privacy.
Well-kept landscape garden surrounded by cypress trees.

Heated private swimming pool with an adjacent sun terrace.

Several open and covered terraces with relaxation options.

An **expansive solarium** provides space to install an outdoor kitchen, dining area and lounge area.

Oriented from south to west.

Magnificent views over the golf valley and the Mediterranean Sea towards the Strait of Gibraltar.

Description:

Detached villa with modernist architectural style.

Built to a high standard.

Floor-to-ceiling sliding windows with recessed profiles throughout the villa provide a seamless transition to the outside.

A large living room with an adjacent dining area.

Open, modern Snaihero kitchen with cooking island and breakfast bar.

The villa currently has 4 bedrooms with the possibility to adapt it to 5.

2 Master bedrooms.

Laundry room, technical room.

An extra room that could possibly be transformed into a fitness room.

Indoor garage for 2 to 3 cars.

Other features:

Elevator to all floors.

Air conditioning.

Underfloor heating.

Heat pump for hot water.

Quality wooden floors from Dinesan wood, imported from Scandinavia.

Fitted wardrobes.

Built-in sound system throughout the villa.

Glass balustrades.

Solar panels.



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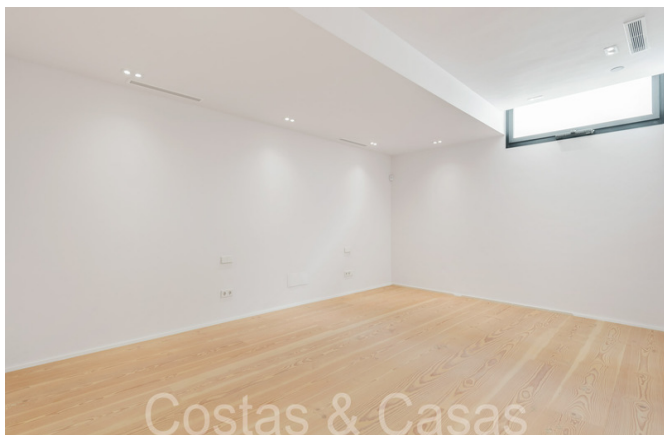
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