



**Ready to move in, modern luxury villa for sale adjacent to the golf course on the New Golden Mile, Marbella - Estepona**  
Marbella Area

🏠 House 📏 Plot 531 m<sup>2</sup> 🏠 Built 455 m<sup>2</sup> 📏 - 🛏 5 🚿 5 🏠 Ref. 157830

🏠 1.850.000 €

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## Contemporary new build villa for sale between Marbella and Estepona

**SOLD**

### PROPERTY HIGHLIGHTS

- New-build villa with modern architectural style.
- Frontline golf.
- Within walking distance of a beautiful golf clubhouse with numerous facilities.
- Inviting terraces and private swimming pool.
- Fully equipped home office.
- Open plan layout.
- Ready to move in.

### THE LOCATION

Quietly located on the golf course on the New Golden Mile, between Marbella and Estepona.

**Within walking distance of a beautiful clubhouse with spa, gym, heated indoor pool, outdoor pool, basketball court, restaurants, chill-out area with fireplace and tennis courts.**

A short distance from the best beaches with cozy beach restaurants and surrounded by the best golf courses that the Costa del Sol has to offer.

About a 10 minute drive from San Pedro, Puerto Banus and Estepona centre.

### THE VILLA

#### In figures:

Plot: 531m<sup>2</sup>  
Built area: 455m<sup>2</sup>  
5 bedrooms  
5 bathrooms  
3 floors

#### General:

Fully fenced **corner plot**, accessed via a motorized gate.

Well-kept garden with landscaped lawn.

The outdoor area provides extensive terraces, a **barbecue area with dining area and seating area**.

Private swimming pool with salt water system.

**Picturesque views of the golf courses.**

## Description:

**Detached villa with dynamic design and a sleek, innovative architectural style.**

Built to a very high standard and with an eye for detail.

Sleek Scandinavian concept.

Entrance hall with guest toilet and a floating staircase to the top.

**Open plan living space that connects seamlessly with the outdoor areas through the large floor-to-ceiling windows.**

Open, fully equipped designer kitchen with Siemens appliances and a wine cooler.

Integrated dining area.

In total there are 5 bedrooms and 5 bathrooms.

On the top floor there are 2 spacious bedrooms, each with its own, trendy bathroom and access to 2 spacious terraces.

The **lower floor is accessible from the outside via an English patio.**

This floor is divided into **3 guest bedrooms, 2 of which are en-suite, an office space and a TV lounge/relaxation room.**

Large format light gray tile floors.

Private parking for 2 cars.

Other features:

Air conditioning for cooling and heating.

Underfloor heating.

Modern fireplace.

Intercom.

Advanced sound system.

Glass balustrades around the terrace.

Fitted wardrobes.

Outdoor shower.

State of the art security system.





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