



### Architectural brand new villa for sale in a gated community of Marbella - Benahavis

Marbella Area

🏠 House 📏 Plot 5127 m<sup>2</sup> 🏠 Built 1100 m<sup>2</sup> 🏠 Terrace 500 m<sup>2</sup> 🛏 7 🚿 7 # Ref. 158292

🏠 8.150.000 €

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.

## Designer villa for sale in a gated community in Marbella - Benahavis

### PROPERTY HIGHLIGHTS

- Located higher up in a gated community with 24/7 security.
- Panoramic views.
- Fully adapted to the natural environment.
- Ultra-modern concept with a limited ecological footprint.
- High-tech villa - Sustainable luxury.
- Unmatched privacy.
- Italian furnishings.

### THE LOCATION

Located in an exclusive, gated high-end community of 330 hectares, surrounded by protected nature and comparable luxury properties.

**Gated urbanization with 24 hour security.**

A 15-minute drive from the beach and all amenities and services.

Several golf courses can be reached within just a 10-minute drive.

Thanks to its elevated position, the villa enjoys **panoramic views of the valley with the mountains and the sea.**

### THE VILLA

#### In figures:

Plot: 5,127m<sup>2</sup>

Built area: 1,100m<sup>2</sup>

Surface area of ??terraces: 500m<sup>2</sup>

7 bedrooms

7 bathrooms

4 guest toilets

4 kitchens

2 floors + access level

#### General:

**Situated on an extensive and elevated plot of over 5,000m<sup>2</sup> nestled in the lush, mature surroundings.**

Impressive infinity pool with fountains and integrated sunbeds.

Several covered and open terraces to enjoy the outdoors in any circumstance.

**Panoramic views of the surrounding landscape, over the green valley towards the Mediterranean Sea.**

## **Description:**

**Brand new, cutting edge villa with an architectural design.**

**Designed with advanced engineering** and modern technologies.

A lot of attention is paid to a detailed and high degree of finishing.

**The villa consists of a private and a public part.**

The private wing has a master + guest master bedroom, gym, private living room and outdoor space.

The guest wing has bedrooms, a living room, an equipped kitchen and outdoor space.

The villa has a total of **4 kitchens**, including 1 main kitchen, 1 outdoor kitchen, 1 in the guesthouse and 1 for a personal chef.

The kitchens are equipped with Gaggenau appliances, barbecue and a walk-in refrigerator of 6m<sup>2</sup>.

**Floor-to-ceiling sliding windows throughout the villa** provide **bright rooms** and a **seamless connection between inside and outside.**

**7 bedrooms, 7 bathrooms and 4 guest toilets.**

Fully equipped home cinema with the most modern laser video system and audio system.

Equipped gym.

Technical room/storage room.

Top quality wooden and tile floors.

Closed garage offers parking for 4-5 cars.

Other features:

**2 elevators.**

Fireplace.

Double glass.

Glass balustrades.

**Green roof.**

**Solar panels (50m<sup>2</sup>).**

Energy-efficient LED lighting.

Home automation.

Fitted wardrobes.

**Italian furnishings.**

**Initial price: € 12.150.000**



**Architectural brand new villa for sale in a gated community of Marbella - Benahavis**

Marbella Area

🏠 House 📏 Plot 5127 m<sup>2</sup> 🏠 Built 1100 m<sup>2</sup> 🏠 Terrace 500 m<sup>2</sup> 🚗 7 📶 7 🏠 Ref. 158292

🏠 8.150.000 €

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 included purchase costs.



## Architectural brand new villa for sale in a gated community of Marbella - Benahavis

Marbella Area

🏠 House 📏 Plot 5127 m<sup>2</sup> 🏠 Built 1100 m<sup>2</sup> 🏠 Terrace 500 m<sup>2</sup> 🛏 7 🚿 7 # Ref. 158292

🏠 8.150.000 €

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.