



Modern luxury villa for sale in a gated urbanization on Marbella's Golden Mile

Marbella Area

House
 Plot 2320 m²
 Built 711 m²
 Terrace 480 m²
 5
 7
 Ref. 160444

12.950.000 €

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 on Marbella's privileged Golden Mile

HIGHLIGHTS

- Prime location with guaranteed peace and security in a gated community.
- Open plan concept.
- Inviting outdoor space.
- 5 bedrooms, 7 bathrooms.
- Interior design by Pedro Peña.
- Ready to move in.

THE LOCATION

Quietly located in an exclusive, secured and gated community, on the foothills of the La Concha mountain.

A few minutes' drive from Marbella town, the iconic marina of Puerto Banus and the beautiful sandy beaches of the Golden Mile. Close to all amenities including a supermarket, restaurants, bars and more.

THE VILLA

In figures:

Plot: 2,320m²
Built area: 711m²
Surface area of terraces: 480m²
Bedrooms: 5
Bathrooms: 7
Guest toilets: 2
3 floors + solarium

General:

Spacious plot, completely surrounded by mature plantations.

Manicured landscape garden with tropical greenery and lawn.

Large built-in **infinity pool** with a **pool house with a bar** and an **'al fresco dining' area**.

Open and covered terraces on the ground floor and on the upper floor provide space for installing loungers or other relaxation facilities.

A spacious solarium is equipped with even more cozy relaxation facilities.
South-east facing with sun practically all day.
Picturesque views of the lush garden and La Concha mountain.

Description:

Contemporary, detached villa in excellent condition.

Using high-quality materials and a refined finish.

Tall sliding windows with recessed frames provide a seamless flow between the indoor and outdoor spaces and also generate plenty of natural daylight.

The interior was decorated by the renowned Pedro Peña and consists of a neutral color palette.

Open plan living room.

Custom-made kitchen, fully equipped with a cooking island and dining area.

Followed by a formal dining area with direct access to the outdoor areas.

5 bedrooms, 7 bathrooms and 2 separate toilets.

Marble tile floors.

On the lower floor a multifunctional room with a TV lounge, chill-out and bar.

2nd multifunctional room can be freely arranged as a playroom with an adjacent hobby room.

Fitness room with adjacent sauna, changing room and bathroom.

Wine bodega, partly climatized.

Storage and laundry room.

Technical area.

Carport for 2 cars.

Additional parking for 2 cars.

Other features:

Elevator to all floors.

Daikin air conditioning.

Underfloor heating.

Aerothermal heat pump for domestic hot water.

Energy certificate A.

Fireplace.

Built-in wardrobes.

Glass balustrades.

LED-lighting.

Home automation system.

Solar panels.



Modern luxury villa for sale in a gated urbanization on Marbella's Golden Mile

Marbella Area

House
 Plot 2320 m²
 Built 711 m²
 Terrace 480 m²
 5
 7
 # Ref. 160444

12.950.000 €

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 gated urbanization on Marbella's Golden Mile

Marbella Area

House Plot 2320 m² Built 711 m² Terrace 480 m² 5 7 # Ref. 160444

12.950.000 €

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 gated urbanization on Marbella's Golden Mile

Marbella Area

House Plot 2320 m² Built 711 m² Terrace 480 m² 5 7 # Ref. 160444

12.950.000 €

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 gated urbanization on Marbella's Golden Mile

Marbella Area

House Plot 2320 m² Built 711 m² Terrace 480 m² 5 7 # Ref. 160444

12.950.000 €

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.



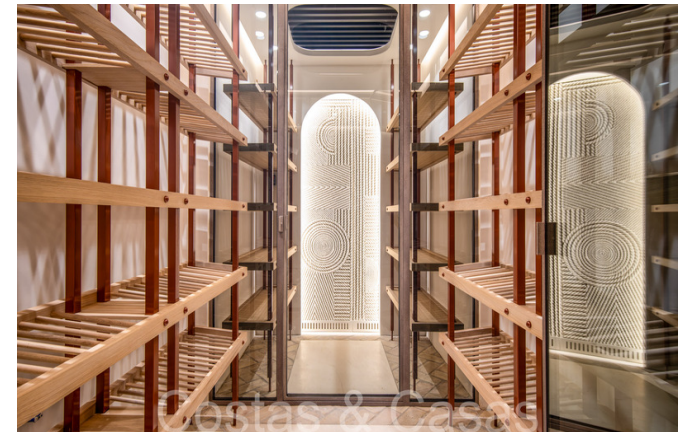
Modern luxury villa for sale in a gated urbanization on Marbella's Golden Mile

Marbella Area

House Plot 2320 m² Built 711 m² Terrace 480 m² 5 7 # Ref. 160444

12.950.000 €

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 gated urbanization on Marbella's Golden Mile

Marbella Area

House Plot 2320 m² Built 711 m² Terrace 480 m² 5 7 # Ref. 160444

12.950.000 €

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.