



Superior new build villa with modern architecture for sale in a gated community in Nueva Andalucia, Marbella

Marbella Area

🏠 House 📏 Plot 1438 m² 🏠 Built 599 m² 🏠 Terrace 254 m² 🛏 5 🚿 5 # Ref. 161700

💰 3.950.000 €

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.

First class, contemporary luxury villa for sale in Nueva Andalucia, Marbella

HIGHLIGHTS

- Brand new villa with stunning, contemporary design.
- Gated community with security.
- Close to all amenities.
- 5 bedrooms, 5 bathrooms.
- Furnished and ready to move in.

THE LOCATION

Situated in a **gated community** of the highly sought after Nueva Andalucia, with 24/7 security. Centrally located with all amenities and the pleasant liveliness of Puerto Banus and Marbella just a few minutes' drive away. The 3 major golf courses of Nueva Andalucia's valley, Los Naranjos, Las Brisas and Aloha, are just a stone's throw away. Also nearby are the beautiful golf courses of La Quinta and Los Arqueros, just a few minutes away in neighbouring Benahavis.

THE VILLA

In figures:

Plot: 1,438m²
Built area: 599m²
Terrace area: 254m²
Bedrooms: 5
Bathrooms: 5
Guest toilet
3 floors + solarium

General:

Flat, fully fenced plot.
Manicured landscaped garden with mature plantings.
Heated infinity pool with adjacent sunny terrace with loungers.
A large covered terrace equipped with a barbecue area and lounge facilities.

Views of the green garden and the picturesque landscape in the background and sea view from the first floor.

Description:

Detached villa, designed under a modern architecture.

Built to the highest standards.

Airy and stylish interior.

High sliding windows with recessed profiles provide a seamless transition to the outdoor areas and also generate plenty of natural daylight.

Open plan living space with a partially double height ceiling that floods the space with natural light.

Cosy living room with TV lounge and integrated dining area.

Modern kitchen, fully equipped with Siemens appliances, a cooking island where you can sit and a dining area.

5 bedrooms, 5 bathrooms and separate toilet.

Cream marble floors.

A large **multifunctional space on the lower floor** can be used as a fitness room, home cinema or wine cellar.

Laundry room.

Indoor garage for 3 cars.

Other features:

Underfloor heating throughout the house.

Fireplace.

Custom built-in wardrobes.

Villeroy & Boch sanitary ware.

Glass balustrades.

Built-in Sonos speaker system.

A heat pump and an automatic cover for the pool.

Alarm system.

Photovoltaic panels.

The villa is sold furnished.



Superior new build villa with modern architecture for sale in a gated community in Nueva Andalucia, Marbella

Marbella Area

House Plot 1438 m² Built 599 m² Terrace 254 m² 5 5 # Ref. 161700

3.950.000 €

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.



Superior new build villa with modern architecture for sale in a gated community in Nueva Andalucia, Marbella

Marbella Area

House Plot 1438 m² Built 599 m² Terrace 254 m² 5 5 # Ref. 161700

3.950.000 €

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.



Superior new build villa with modern architecture for sale in a gated community in Nueva Andalucia, Marbella

Marbella Area

House Plot 1438 m² Built 599 m² Terrace 254 m² 5 5 # Ref. 161700

3.950.000 €

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.



Superior new build villa with modern architecture for sale in a gated community in Nueva Andalucia, Marbella

Marbella Area

House
 Plot 1438 m²
 Built 599 m²
 Terrace 254 m²
 5
 5
 # Ref. 161700

3.950.000 €

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.



Superior new build villa with modern architecture for sale in a gated community in Nueva Andalucia, Marbella

Marbella Area

House
 Plot 1438 m²
 Built 599 m²
 Terrace 254 m²
 5
 5
 # Ref. 161700

3.950.000 €

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.