Costas & Casas
Marbella Real Estate

Oasis Business Center, Our Space, Of.9
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## Sleek luxury villa for sale surrounded by golf courses in Nueva Andalucia's valley, Marbella

Marbella Area

House | Plot 1176 m² | Built 667 m² | Terrace 110 m² | 5 | 6 | Ref. 179079

**5.995.000 €**

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.

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# Contemporary designer villa for sale in Nueva Andalucia, Marbella

Highlights

- Walking distance to local amenities and golf courses.
- Heated swimming pool with lounge areas.
- Open plan layout.
- Recreational basement.
- Move in ready.

## THE LOCATION

Situated between 2 leading golf clubs in the heart of the famous Nueva Andalucia valley.
Just a short drive or walk to all amenities, restaurants, tapas bars, sports and leisure facilities.
A short drive takes you to the vibrant Puerto Banus, with its designer boutiques, marina and a wide range of first-class restaurants and nightlife.

## THE VILLA

### In figures:

Plot/garden: 1,176m²
Built area: 667m²
Terrace area: 110m²
Bedrooms: 5
Bathrooms: 6
Guest toilet
3 floors

### General:

Situated on a flat, secluded plot.
Well-maintained interior with lots of greenery.
An ideal villa for seamless indoor and outdoor living.
The **heated swimming pool** is the absolute eye-catcher of this villa, surrounded by stylish sunbeds and a sunken lounge where you can relax in luxury.
Extensive terraces with an **outdoor kitchen** are perfect for relaxing and enjoying the microclimate.

### Description:

**Detached luxury villa with a hypermodern look.**
Using high-quality materials and equipped with the latest technologies.
**Large glass sections throughout the villa provide plenty of light and extra ventilation.**
**Open plan layout.**
Airy and bright living space with a TV lounge and dining area.
The TV lounge has a double height ceiling, which creates a spacious feeling and a luxurious look.
The kitchen connects seamlessly to the living room and is equipped with plenty of storage space and a central cooking island with seating.
**5 bedrooms, 6 bathrooms.**
The master suite has a walk-in closet and an en-suite bathroom with high-quality finishes.
On the lower floor there is an entertainment room with a pool table, a sauna and a fitness room/yoga room.
Wine cellar.
4 parking spaces.

Other features:
Air conditioning for cooling and heating.
Custom built-in wardrobes.
Green roof.

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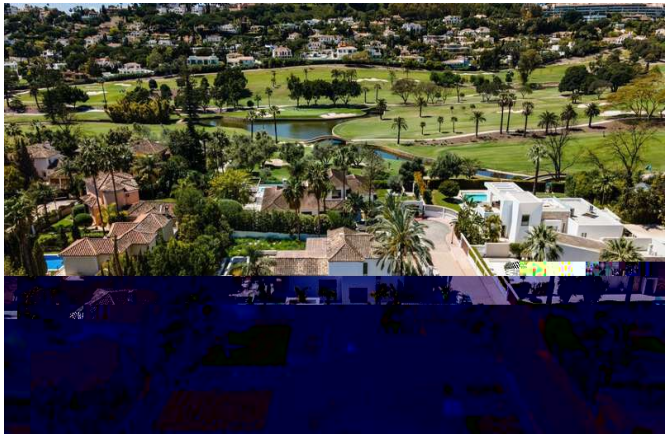

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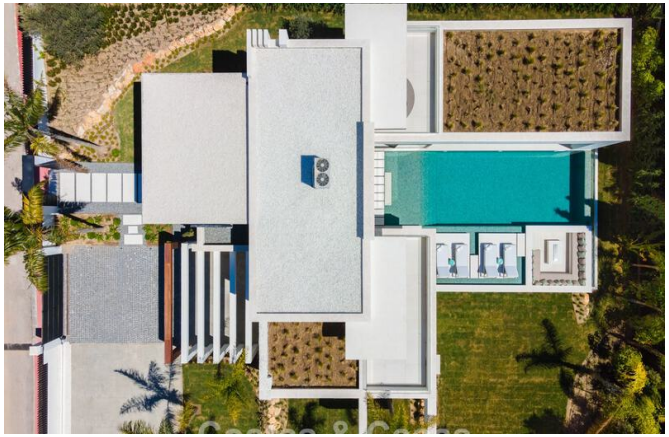





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