



**Construction with basic project for sale located in a secure residential area of Marbella - Benahavis**  
Marbella Area

🏠 House 📏 Plot 1500 m<sup>2</sup> 🏠 Built 850 m<sup>2</sup> 📏 - 🛏 7 🚿 7 🏠 Ref. 180400-P

🔑 1.995.000 €

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## Construction project in early stages for sale in Marbella - Benahavis

### HIGHLIGHTS

- Villa project in early stages with building permit.
- In a luxury residential area with 24-hour security.
- Just minutes from all amenities.
- 7 bedrooms, 7+2 bathrooms.
- Golf course and sea views.
- Customizable.

### THE LOCATION

Located in a **preferred residential area with 24-hour security**, surrounded by nature and golf courses. The beach, as well as the center of Puerto Banus and San Pedro can be reached in just a few minutes.

### THE VILLA PROJECT

#### In figures:

Plot: 1,500m<sup>2</sup>  
Built area: 850m<sup>2</sup>  
Bedrooms: 7  
Bathrooms: 7  
Guest toilets: 2

Please note: the price is for the building plot, project, permit and existing structure. The construction costs are for your own account.

#### Description:

**The project is currently in an early construction phase and therefore offers maximum freedom for finishing and layout according to your own wishes.**

Views of the golf course and the sea.

A built-in private pool is surrounded by plenty of space for outdoor entertainment.

The large, open living space is directly connected to the outdoor area, which creates a feeling of space and light.

Open plan kitchen with adjoining dining room.

7 bedrooms, 7 bathrooms and 2 separate toilets.

On the basement floor, the plan provides an exclusive wellness area with a luxurious indoor pool, sauna, steam bath and a private bathroom - ideal for ultimate relaxation in complete privacy.

In addition, the basement floor offers the possibility of setting up a **guest house with its own bedroom, bathroom, kitchenette and a separate entrance**.

A spacious multifunctional room is set up as an entertainment room, equipped with a play area, stylish bar and a cozy TV lounge.

Storage room.

Laundry room.

Technical room.

Indoor garage for 1 car.

Additional parking for 2+ cars.

Ideal for investors or developers who want to start with an already constructed base.