Costas & Casas
Marbella Real Estate

Oasis Business Center, Our Space, Of.9
Golden Mile - 29602 Marbella
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## Brand new Mediterranean luxury villa for sale, close to amenities on the east side of Marbella

Marbella Area

House | Plot 1605 m² | Built 703 m² | Terrace 298 m² | 6 | 6 | Ref. 182002

**3.975.000 €**

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# Modernized luxury villa for sale east of Marbella center

## HIGHLIGHTS

- Close to amenities, golf and the best beaches of Marbella.
- Open plan concept.
- Inviting outdoor spaces.
- 6 bedrooms, 6+3 bathrooms.
- Move in ready.

## THE LOCATION

Quietly located in a secure residential area in one of the most sought-after areas, just a few minutes' drive from Marbella center and La Cañada shopping center.
Within 3 minutes you can reach supermarkets, restaurants and various other amenities.
Only a 7-minute drive away is the beach and popular beach clubs such as Luuma, Nosso and Siroko.
Malaga International Airport is only a 25-minute drive away.

## THE VILLA

### In figures:

Plot: 1,605m²
Built area: 703m²
Terrace area: 298m²
Bedrooms: 6
Bathrooms: 6
Guest toilets: 3
3 floors

### General:

Spacious, enclosed plot.
Manicured landscaped garden with tropical greenery and lots of lawn.
Indoor swimming pool surrounded by a sun deck.
The **outdoor kitchen** with adjacent al fresco dining area is the ideal place to enjoy atmospheric dinners in the open air in comfort.

**Large covered and sunny terraces** offer space for installing relaxation facilities.
**Southwest facing.**
Views of the surroundings, the mountains and partly the Mediterranean Sea.

## Description:

**Detached villa in a modern-Mediterranean architectural style.**
The white facades reflect the characteristic Mediterranean style, while the terracotta roof tiles provide an authentic Spanish accent.
Using quality materials and a high-quality finish.
The **large windows and glass balustrades** maximise the natural light and create a seamless transition between inside and outside.
A strategically placed skylight lets in extra daylight and creates a bright, pleasant atmosphere.
**Open plan living space** with a sitting and dining area.
Open plan kitchen with quality appliances and a cooking island.
Integrated dining area.
**6 bedrooms, 6 bathrooms and 3 separate guest toilets.**
Equipped **fitness room**.
**Office space.**
Large quality floors.
Herringbone wooden floors.
Storage room.
2 indoor parking spaces.

Other features:
Air conditioning for cooling and heating.
**Underfloor heating throughout the villa.**
Fireplace.
Double glazing.
Custom built-in wardrobes.
Glass balustrades around the terrace.
Outdoor lighting.
Alarm system.
Home automation system.
Optionally furnished.

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