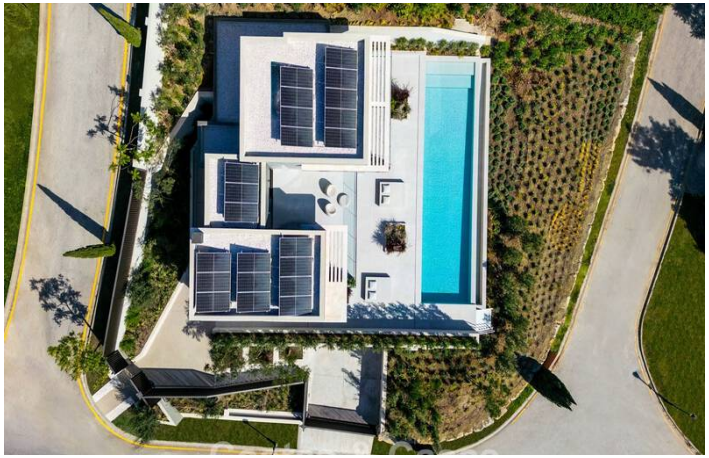
Costas & Casas
Marbella Real Estate

Oasis Business Center, Our Space, Of.9
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Move-in ready, luxurious, new-build villa for sale in a prestigious 5* golf resort in Marbella - Benahavis

Marbella Area

House | Plot 1330 m² | Built 540 m² | Terrace 266 m² | 5 | 5 | Ref. 197200

3.995.000 €

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High-end new-build villa with sea views for sale in Marbella - Benahavis

HIGHLIGHTS

- Located in a 5* golf resort close to all amenities.
- Breathtaking sea views.
- 5 bedrooms, 5+1 bathrooms.
- Open-plan concept.
- Energy certificate A.
- Move-in ready.

THE LOCATION

Located in a premier golf resort, surrounded by some of the Costa del Sol's most renowned golf courses.

Just minutes away from beautiful sandy beaches, exclusive beach clubs, and various amenities.

The iconic Puerto Banus marina, charming San Pedro, and the vibrant center of Estepona are less than a 20-minute drive away.

THE VILLA

In figures:

Plot: 1,330m²
Built area: 540m²
Terraces: 266m²
Swimming pool: 18m²
Bedrooms: 5
Bathrooms: 5
Guest toilet
3 floors

General:

Situated on a spacious, fully fenced corner plot.

The outdoor area includes a vast terrace area with adjoining lower, lushly landscaped green area.
An 18-meter infinity pool with an integrated saltwater system.
South-facing.
Panoramic views of the Mediterranean Sea from the terraces.

Description:

Detached, ultra-luxurious new-build villa with a modern, sophisticated design, characterized by architectural lines, flowing shapes, and exclusive materials.
Energy-efficient design using the latest technologies and sustainable materials, the villa has achieved an A energy certificate and offers optimal living comfort.
The interior of the villa features a modern, minimalist style.
The living space is open and bright, with **large floor-to-ceiling** Schüco aluminum sliding doors that allow abundant natural light in and create a seamless transition to the outdoor terrace with swimming pool.
An open-plan designer kitchen features high-quality appliances and a cooking island with seating.
5 bedrooms, 5 bathrooms, and a separate guest toilet.
On the lower floor, there is a recreational area with a bodega, cozy lounge, bar, and pool table.
TV lounge/home cinema.
An equipped **fitness room** with an adjoining sauna for added comfort and relaxation.
Large-format tiled floors.
Laundry room.
Storage room.
Utility room.
Integrated garage for 2 cars.
Additional parking space in the driveway.

Other features:
Energy certificate A.
Air conditioning for cooling and heating.
Underfloor heating on all floors.
300L aerothermal system for hot water.
Schüco pivoting front door.
Custom-built wardrobes.
Hansgrohe rain showers.
Double glazing.
Polished concrete stairs.
Glass balustrades around the terrace.
LED lighting inside and out.
Sophisticated home automation system.
10 kW photovoltaic solar panels.
Automatic irrigation system.

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