



Contemporary luxury villa for sale with panoramic mountain and sea views in Nueva Andalucía, Marbella
Marbella Area

🏠 House 📏 Plot 390 m² 🏠 Built 264 m² 🏠 Terrace 151 m² 🛏 4 🚿 4 # Ref. 211300

🔗 2.775.000 €

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Modern, turnkey villa for sale in the highly sought-after area of Nueva Andalucía, Marbella

HIGHLIGHTS

- Located in Nueva Andalucía's Golf Valley, close to all amenities.
- Stunning mountain and sea views.
- Open-plan layout.
- Rooftop terrace with jacuzzi and chill-out area.
- Fully furnished and ready to move into.

THE LOCATION

Situated in a desirable residential area of Nueva Andalucía.

Within just a few minutes, you can reach the most exclusive golf courses, international schools, and sandy beaches.

In addition, the world-famous marina of Puerto Banús, with its luxury boutiques and fine dining restaurants, is only a short drive away.

THE VILLA

In figures:

Plot: 390 m²

Built area: 264 m²

Terraces: 151 m²

Bedrooms: 4

Bathrooms: 4 + 1

General:

A striking triangular plot, optimally utilised by the villa's sleek architecture and the uniquely shaped triangular swimming pool that seamlessly integrates into the layout of the land.

Beautifully landscaped gardens combined with multiple lounge terraces.

Atmospheric rooftop terrace featuring a built-in jacuzzi and lounge areas.

South-west facing orientation.

Breathtaking open panoramic views over the valley, the coastline, and the iconic La Concha mountain.

Description:

A refined contemporary villa characterised by clean, timeless design.

Built using high-quality materials with exceptional attention to finish.

Floor-to-ceiling sliding windows with recessed frames create a seamless indoor-outdoor flow and allow abundant natural light, enhancing the bright and open interior.

Open-plan living area with TV lounge.

Fully fitted designer kitchen equipped with high-end Siemens appliances and dining area.

4 bedrooms, each with en-suite bathroom, plus a separate guest toilet.

Utility and technical rooms.

Underground garage for 2 cars.

Additional features:

Air conditioning for cooling and heating.

Underfloor heating throughout the entire property.

Double-sided fireplace.

Fitted wardrobes.

Double glazing.

Glass balustrades.

LED lighting inside and outside.

Solar panels.

Advanced home automation system.

Integrated Bose sound system.

Alarm system.

Elegantly furnished with Italian designer furniture.



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