



Ultra-modern dream villa with spectacular sea views for sale in the hills of Marbella - Benahavís
Marbella Area

🏠 House 📏 Plot 2647 m² 🏠 Built 570 m² 🏠 Terrace 521 m² 🛏 4 🚿 4 # Ref. 214800

🔗 On request

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Brand-new villa with world-class architecture in Marbella - Benahavís

HIGHLIGHTS

- Elevated position within a lush, gated community with 24-hour security.
- Panoramic views across the verdant hills towards the Mediterranean Sea.
- Environmentally conscious design with a sustainable concept.
- Self-contained guest accommodation.
- Currently under construction.

LOCATION

Situated within a prestigious **gated residential estate with 24-hour security**, in the exclusive surroundings of Benahavís.

The area offers exceptional privacy and tranquillity, surrounded by beautiful natural scenery that creates a true sense of harmony and complete peace.

Two prestigious golf resorts with excellent facilities are just a 10-minute drive away, while everyday amenities, including major supermarkets, can be reached in approximately 15 minutes.

The elegant beaches of the New Golden Mile, the sought-after stretch of coastline between Marbella and Estepona, are also only a short drive away, offering the perfect setting to enjoy the sun, the sea and the Mediterranean lifestyle.

THE VILLA

In figures:

Plot: 2,647 m²

Built area: 1,746 m²

Interior living area: 570 m²

Covered terraces: 401 m²

Open terraces: 120 m²

Bedrooms: 4 (3 in the main residence + 1 in the guest apartment)

Bathrooms: 4 (all en-suite) + 2 guest toilets

General:

Set on a generous plot, beautifully nestled within the rolling hillside landscape.

The outdoor areas have been thoughtfully designed to allow the villa to blend seamlessly into its natural surroundings, featuring lush Mediterranean landscaping, mature palm trees and a

green roof.

Spacious sun-drenched terraces, both covered and open, provide a natural extension of the indoor living spaces, creating the ultimate outdoor lifestyle with stylish lounge areas, an al fresco dining space and a fully equipped outdoor kitchen with barbecue.

The **swimming pool is a spectacular designer infinity pool** featuring an integrated sun deck and a cosy sunken seating area.

The villa enjoys an ideal orientation, maximising sunshine throughout the day.

The views are truly breathtaking, stretching across the Mediterranean Sea and the surrounding mountain landscape.

Description:

A brand-new contemporary villa of exceptional architectural quality, arranged over two principal levels.

Constructed using premium materials and finished to the highest standards.

Floor-to-ceiling sliding glass doors with recessed frames create a seamless connection between the interior and exterior while allowing an abundance of natural light to flood the living spaces.

Spacious open-plan living area incorporating a TV lounge and an integrated dining area.

Ultra-modern open-plan kitchen, fully fitted and equipped, complemented by a practical separate utility room.

A dedicated wine cellar and wine tasting area complete the living spaces for wine enthusiasts.

The main residence offers three generously proportioned bedrooms, each with its own luxurious en-suite bathroom, including an impressive principal suite with a walk-in dressing room and an adjoining office/study.

Two separate guest WCs are also provided.

High-quality large-format floor tiles create a refined and contemporary finish throughout the property.

The lower level accommodates a fully **guest apartment** with its own living room, kitchen, bedroom and bathroom.

Luxury leisure facilities include a **private gym and an integrated sauna.**

Additional practical spaces include a laundry room and a separate plant room/storage area.

Ample parking is available, comprising a secure garage for two cars together with additional parking on the private grounds.

Additional features:

Air conditioning with heating and cooling.

Aerothermal system for domestic hot water.

Underfloor heating throughout.

Fitted wardrobes.

Double glazing.

LED lighting throughout the interior and exterior.



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