



Architectural designer villa with panoramic mountain and sea views for sale in Marbella - Benahavís
Marbella Area

House Plot 2026 m² Built 1312 m² Terrace 469 m² 5 5 # Ref. 214888-09

7.250.000 €

This document is for information purposes only and may be subject to errors, omissions, changes in price or withdrawal without prior notice, and do not form part of any contract. The price does not include purchase costs.

Sophisticated luxury villa with 180° views for sale in the hills of Marbella - Benahavís

HIGHLIGHTS

- Located within a gated resort with 24/7 security.
- Set within an exclusive estate offering extensive facilities, including a golf course, beautifully landscaped lake with island and private beach.
- 180° views across the mountains, valley and sea.
- Newly built villa designed in a bold, avant-garde style.
- 5 bedrooms, 5+2 bathrooms, plus a versatile additional level.
- Completion: summer 2027.

THE LOCATION

Set within an impressive estate spanning approximately 200 hectares, bordering the breathtaking Sierra de las Nieves nature reserve, a UNESCO-designated Biosphere Reserve. This exclusive, fully gated residential resort benefits from permanent 24/7 security and offers a sophisticated blend of luxurious villas and stylish apartments. The properties are arranged around a future five-star hotel, which will provide an extensive range of high-end facilities and services. Residents will have access to fine dining restaurants, elegant boutiques, a golf course with professional golf academy, a state-of-the-art wellness and spa complex, fully equipped fitness facilities, tennis courts, an equestrian centre and beautifully landscaped orchards, all contributing to the unique character of the estate. The centrepiece of the resort will be an exclusive private lake featuring an idyllic island, landscaped sandy beach and stylish beach club. This creates the relaxed atmosphere of a luxury beach resort, with all amenities conveniently located within the estate. The resort also enjoys breathtaking panoramic views towards the iconic La Concha mountain, the azure waters of the Mediterranean Sea and, on clear days, the coastlines of Gibraltar and North Africa. Despite its peaceful and exclusive setting, the vibrant centres of Puerto Banús, Marbella, Nueva Andalucía and San Pedro de Alcántara are all less than a 15-minute drive away. Several prestigious golf courses are also within easy and convenient reach.

THE VILLA

In figures:

Plot: 2,026 m²
Built area: 1,312 m²
Terrace area: 469 m²
Bedrooms: 5
Bathrooms: 5 + 2

General:

The 2,026 m² plot makes the most of the natural slope of the land, allowing each level of the villa to enjoy a unique perspective.

Generous layered open and covered terraces wrap around the property, creating a seamless connection between the indoor and outdoor spaces.

Internal courtyards bring natural light, ventilation and lush greenery directly into the heart of the villa.

A **sleek, elongated infinity pool** appears to float above the valley, seamlessly merging with the horizon.

South-facing to maximise sunlight throughout the year.

Spectacular, uninterrupted panoramic views stretching from the mountains of Benahavís across the valley to the sparkling Mediterranean Sea.

Description:

Newly built villa designed in a bold, avant-garde architectural style.

Constructed using high-quality natural materials and finished to the highest standards.

The interior features an exceptionally bright, open-plan design with a seamless flow between the different living spaces.

Floor-to-ceiling glazed walls transform every room into a private viewpoint overlooking the spectacular surroundings.

An **impressive living room with clean horizontal lines** enjoys direct views across the terraces and valley.

A state-of-the-art open-plan kitchen flows seamlessly into the dining area and outdoor living spaces.

Five luxurious bedrooms, each with its own en-suite bathroom, plus two separate guest cloakrooms.

An extensive lower level, located two floors below the main living level, **is dedicated to additional living and leisure spaces.**

Flexible additional rooms suitable for a private gym, cinema room, wine cellar or other bespoke uses.

Generous internal storage and technical areas are discreetly integrated into the design.

Private garage with ample parking for several vehicles on the property.

Expected completion: summer 2027.

Additional features:

Private lift.

Air conditioning for cooling and heating.

Underfloor heating combined with passive solar energy through carefully designed roof overhangs.

Sustainable green roof providing natural insulation and rainwater management.

Fitted wardrobes.

Double glazing.

LED lighting throughout the interior and exterior.



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