



VILLA IN NUEVA ANDALUCIA, MARBELLA

Av. Generalife, Nueva Andalucía, 29660 Marbella, Málaga, España

3.900.000 €



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The essentials

Area: 550 m ²	Lot size: 500 m ²
Plot: 1623	Bedrooms: 6 beds
Bathrooms: 5 baths	Toilets: 1 half baths
Floors: 1 floors	Garage: 4
Storage room: 1	CEE: En Trámite
Status: Excellent	Category: Detached Houses, Villa
ID property: C293V	

Main features

Features: Air conditioning / Heating, American Kitchen, BQQ, Built in wardrobes, Fireplace, Furnished kitchen, Kitchen equipped with appliances, Mountain views, Parking, Pool, Private Garden, Radiant floor, Storage room, Terrace, Villa

MODERN, BEAUTIFUL, SPLENDID FRONT LINE GOLF VILLA IN THE HEART OF THE VALLEY. WITH A PRIVATE POOL AND UNBEATABLE MOUNTAIN VIEWS. NUEVA ANDALUSIA, MARBELLA. FORTUNY HOMES ÚNICOS presents this exclusive contemporary villa located in the heart of the Golf Valley, on the front line of the Las Brisas Golf course. Its location is excellent, a few meters from the luxury marina Puerto Banús, 10 minutes from downtown from Marbella and 40 minutes from Malaga-Costa del Sol International Airport. Here you will find an unbeatable range of services with multiple shops and restaurants. The property sits on a 1623m2 east facing plot with a total built area of 550m2 distributed on two floors. Street level: We find a beautiful entrance with decorative white stones and charming vegetation that give access to the entrance hall, a living-dining room with a wood-burning fireplace, a fully equipped open kitchen and access to the terrace and the saltwater infinity pool with pergola and barbecue area, the main bedroom with four en-suite bathrooms, a dressing room, fitted wardrobes and an interior storage room, two bedrooms with en-suite bathrooms and a courtesy toilet. Basement floor: It consists of a living room, a multipurpose room, a laundry area, and two bedrooms, one of them with an en-suite bathroom and a separate bathroom. This floor has 200m2 raw to convert into a gym, cinema room or a warehouse, depending on the needs of the new owners. The property was built in 1979 and completely renovated in 2022 with the highest qualities. Among them, we highlight porcelain floors inside, double-glazed aluminium windows, underfloor heating in the bedrooms and air conditioning and heating ducts, home automation lighting system, Bose Bang & Olufsen surround sound music system, fully equipped alarm system with laser and video intercom. The kitchen is from the prestigious Poggenpohl brand, fully equipped with a custom-made Barazza stainless steel countertop and Insinkerator appliances, a wine cellar, and a teppanyaki plate. The laundry room dryer and a washing machine are from Miele brand. The bedrooms have a dressing room and fitted wardrobes. The bathroom installations are from the Villeroy & Boch brand. The villa has private parking with four parking spaces. A modern and timeless design property, an exclusive villa just two minutes from Puerto Banús, with enviable views of the most prestigious golf courses in the area and La Concha mountain. This villa offers the possibility of enjoying a luxurious and peaceful Andalusian lifestyle, breathing the fresh air and contemplating the blue and sunny sky at any time of the year. For more information, do not hesitate to contact us. We will be happy to assist you.

