

Villa for sale in Nueva Andalucía, Costa del Sol

6 Bedrooms | 6 Bathrooms | 433 m² Interior | 77 m² Terraces | **Garage** Yes | **Garden** Yes | **Pool** Yes
€ 2,258 IBI | € 185 Rubish tax | € 624 Community fees



Property Description

Luxurious Six- Bedroom Villa with sea Views in the Golf Valley of Nueva Andalucia, Marbella

This impressive luxury villa, exclusively available through our sole agency, is situated in the desirable neighbourhood of Nueva Andalucia. Boasting a substantial built area of 510m² on the best Plot with a generous 1,200m² very high privacy factor, the property offers six spacious bedrooms, five bathrooms (four en-suite), and an additional guest toilet, designed to accommodate the highest standards of modern HIGH Quality family living.

The villa's interior is meticulously finished, featuring marble floors with Under Floor heating all over the house, a grand living room with a fireplace, and a separate dining room. The fully fitted kitchen is complemented by a utility room and a kitchenette, ideal for culinary enthusiasts.

Entertainment is at the heart of this home, with a dedicated cinema room, games room, Dolby Stereo Surround system, and several terraces—both covered and uncovered—providing mountain, sea, garden, and pool views. Additional spaces include an office room and ample storage, ensuring

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practicality alongside luxury.
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Comfort and convenience are paramount, with air conditioning, individual A/C units, electric blinds, double glazing, and an automatic irrigation system for the landscaped private garden. The villa is equipped with Solar panels, an Alarm system, Domotic system, surveillance cameras, armored door, and video entrance for enhanced security. The property also benefits from high-speed internet, satellite TV, and telephone lines, supporting modern connectivity needs.

MARBELLA LIVING

Estate Agents

€ 3,650,000

Ref: V0015

Externally, residents can enjoy a private swimming pool, barbecue area, and a private garage. The location is ideally close to a range of amenities, transport links, international schools, shops, the port, golf courses, children's playgrounds, and the beach, making it perfect for families and those seeking an exclusive lifestyle in Marbella. The villa is also handicap accessible and allows pets, ensuring comfort and inclusivity for all potential residents. If you are looking for a Luxury Home, Location, Highest Quality, Privacy, views and/or Investment then you are on the right page... Please don't hesitate to contact us for a live Virtual video tours.

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