



## VILLA MIT 5 SCHLAFZIMMER

📍 Nagüeles

**REF# R4722307 – 3.700.000€**

IBI

1800 €/JAHR

Müll

280 €/JAHR

Wohngeld

3240 €/JAHR



5

Schlafzimmer



4

Bäder



558 m<sup>2</sup>

Built



1200 m<sup>2</sup>

Bauland



90 m<sup>2</sup>

Terrace

Mediterranean premier living with unmatched privacy. This 5 bedroom villa is a rare gem in one of Marbella's most prestigious enclaves of Nagüeles located on the highly sought-after area of Golden Mile, next to Sierra Blanca in a small community of private villas with stunning sea and mountain views. Still a few minute drive from Marbella city center and the beach.

This south-west facing 558 m<sup>2</sup> residence on a 1.200 m<sup>2</sup> plot is blessed by panoramic sea views, amazing

views to La Concha mountain that seems almost part of your property, and it is surrounded by matured greenery and high-end properties of the Golden Mile. An excellent opportunity to purchase a home close to city life, golf, some of Marbella's leading International schools, but at the same time set in a very private area surrounded by nature. Very easy access to Puerto Banus and Nueva Andalucia.

It features 2 floors and ample basement that contains a great entertaining area with living and games room, wine seller, 2 additional bedrooms with bathroom, laundry and an extra guest toilet as well as spacious garage. The master room in the upper floor is en-suite and has beautiful sea views and plenty of wardrobes. There are another two bedrooms there on the upper floor, one of them double, each with its own bathroom. There is a spacious terrace with stunning views of the Mediterranean. On the ground floor you will find a very practical open plan living and dining area with fireplace easily connected to a fully equipped modern kitchen full of light. There is an extra room currently used as a study, guest toilet and a beautiful south orientated covered terrace for a whole year round enjoying.

The villa has beautifully landscaped subtropical gardens with gazebo style sitting area with barbacoa and a garden bar. It offers several outdoor areas and terraces, both sunny and covered, and a beautiful swimming pool, where you can spend time with friends and family all year round.



