



## DETACHED VILLA WITH 5 BEDROOMS

📍 Nueva Andalucía

**REF# R4659505 – 1.890.000€**

IBI

1350 €/YEAR



5  
Beds



5  
Baths



260 m<sup>2</sup>  
Built



530 m<sup>2</sup>  
Plot



166 m<sup>2</sup>  
Terrace

%%PRICE REDUCTION – QUICK SALE%%

Discover a luxury yet practical villa in the heart of Nueva Andalucía, the most high-standard district of Marbella, quiet and tranquil area closely connected to Puerto Banús, Marbella old town and celebrated Golf

Clubs such as Los Naranjos, Las Brisas, Aloha.

East-facing villa with absolutely spectacular views on the Mountain La Concha, the emblem of whole region. The Villa is deliberately designed and equipped. All you see you have!

It counts with individually zoned underfloor heating and air conditioning, dimmer light switches to create warm and personalized atmosphere, bespoke furniture, heated outdoor swimming pool to enjoy your villa all year around. The villa is connected to the centralized security system.

- 5 bedrooms
- 5 bathrooms
- Sauna
- Gym
- 2 outdoor terraces
- Heated outdoor swimming pool and lounge zone
- Barbeque
- Electric car charger
- Covered car port

The developer has decided to redesign the property layout by adding a walk-in wardrobe, which will result in a complete remodel of one of the bedrooms. This presents a great opportunity for potential buyers to provide their input and personalize the space.







