



## DETACHED VILLA WITH 4 BEDROOMS

📍 Los Flamingos

**REF# R4676068 – 4.350.000€**

IBI

1297 €/YEAR

Garbage

18 €/YEAR

Community

864 €/YEAR



4  
Beds



4  
Baths



486 m<sup>2</sup>  
Built



1448 m<sup>2</sup>  
Plot



545 m<sup>2</sup>  
Terrace

Wonderful luxury 4-bed, 4-bath contemporary home completed in 2017 in the heart of the exclusive golf resort Los Flamingos; one of the most prestigious and highly desirable developments on the Costa del Sol.

The location gives you easy access to all kinds of amenities that are just a stone's throw away. It is less than 2 km from the sea and beaches, and just a short drive to shopping areas, restaurants, international schools, sports facilities and all attractions of Puerto Banus, San Pedro, Estepona, Marbella and picturesque gourmet-village of Benahavis.

Aside from three 18-hole golf courses Los Flamingos is also home to the Anantara Villa Padierna Palace Hotel featuring a luxurious spa and wellness centre, 6 restaurants and bars, a private beach club and a (padel)tennis club.

The property is located on a private, elevated plot, at the end of a cul-de-sac road and in one of the nicest streets in Los Flamingos. Entering the villa, you will be blown away with the outstanding 270-degree panoramic sea views. The open-plan design allows a seamless flow between the living, dining, and kitchen areas, creating a sense of spaciousness and freedom, as it extends to a beautiful outdoor living area, undoubtedly one of the key features of this modern home. The villa offers a lifestyle of comfort, sophistication, and relaxation for those seeking the epitome of modern living. The property is priced to sell and offers the following accommodation:

#### Ground floor

- 50m<sup>2</sup> living room with panoramic sea views
- Fully fitted modern kitchen with island, Bosch appliances, spacious dining area
- 2 bedrooms, 2 bathrooms both ensuite
- Separate guest toilet
- Extensive terraces incorporating outside dining (including BBQ)
- Landscaped garden with heated saltwater swimming pool
- Outside warm shower and toilet

#### Upper floor

- Master bedroom suite with large bathroom and separate walk-in dressing area
- Extensive private terraces with magnificent views

#### Lower ground floor

- 1 bedroom and bathroom en-suite
- Separate laundry room
- Games room and bar
- Cinema room
- Storage room
- Machine room
- Integral 2 car garage

#### Extra features

- Heated saltwater pool 8x4 (with separate pool machine room)
- Outside guest toilet and warm shower for the pool
- Underfloor heating throughout

Air condition throughout  
Double integral garage plus two additional parking spaces  
Large external storage room  
Domotic system  
Top-quality double-glazed windows with electric blinds  
Fibre optic internet  
Automatic irrigation



