



HOUSE 6 BEDROOMS 5 BATHROOMS IN NUEVA ANDALUCÍA

📍 Nueva Andalucía

REF# R4981738 2.850.000 €

BEDS	BATHS	BUILT	PLOT	TERRACE
6	5	555 m ²	1100 m ²	100 m ²

Located in the esteemed private community, just moments from the onset of the Golden Mile and the affluent area of Puerto Banus, this remarkable villa offers a unique blend of serenity in a prime location and the ease of access to Marbella's lively atmosphere. A short 15-minute walk leads to the sandy beaches of The Golden Mile, while renowned golf courses are also conveniently nearby. Additionally, the villa is only a 5-minute drive from the town centres of Marbella and San Pedro, with Malaga Airport situated 35 minutes away.

The villa's architecture showcases a seamless integration of modern interior design with a classic exterior aesthetic, resulting in an inviting and elegant ambiance. The main floor features a spacious open-plan living area that flows into a tranquil lounge and the lush tropical gardens, which include a south-facing private pool. This level is also home to a large living room, a cutting-edge kitchen outfitted with high-end appliances, a guest restroom, and a flexible second living area that can serve as an additional bedroom if needed.

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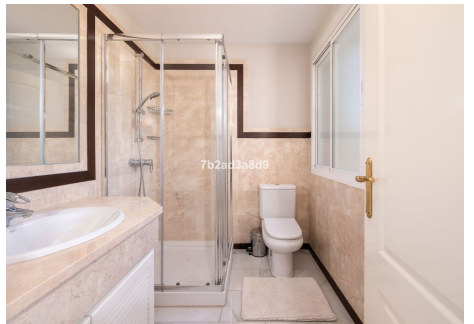
On the upper floor, residents will find three generously proportioned bedrooms, each equipped with an ensuite bathroom and access to a terrace that provides breathtaking views of La Concha Mountain and the sea. The garden level includes two additional bedrooms with ensuite bathrooms, as well as a sizable multipurpose room ideal for a home cinema or gym, which opens up to the beautifully lit garden and pool area. The property also features a laundry room and a garage, with the potential to expand to accommodate up to five vehicles.

This villa serves as a tranquil sanctuary within a highly secure community, situated on a peaceful street surrounded by distinguished neighbours, further enhancing its exclusivity. Despite being listed at a price below market value for a quick sale, the villa's quality and location are comparable to neighbouring properties valued at over 6 million euros, presenting an extraordinary opportunity that should not be missed.



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