

ELVIRIA

530,000 €

REFERENCE R4346713

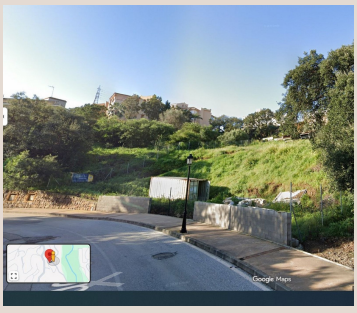
Exclusive Residential Plot in Elviria: Your Gateway to Mediterranean Luxury Living

1,088 m²

PLOT













Description

Discover an unparalleled opportunity to craft your bespoke dream residence in Elviria, one of Marbella’s most coveted and prestigious addresses. This magnificent residential plot is strategically nestled within the well-known area of Santa María Golf, a locale synonymous with serenity, lush landscapes, and an exquisite lifestyle. Situated in the sun-drenched south of Spain, on the world-renowned Costa del Sol, Elviria offers a perfect blend of natural beauty, sophisticated amenities, and effortless access to the region's most celebrated hotspots.

The location of this plot is truly exceptional, placing you just a stone's throw away from the verdant greens of the Santa María Golf course, allowing golf enthusiasts to indulge in their passion with utmost convenience. Beyond the fairways, a comprehensive array of amenities lies within easy reach, from charming local restaurants and boutique shops to essential services and vibrant entertainment options. This prime positioning ensures that daily conveniences are met with ease, while maintaining a sense of privacy and tranquility.

Connectivity is a key highlight of this prestigious parcel of land. The plot boasts excellent access to major road networks, ensuring that you are only minutes away from the vibrant energy of Marbella’s city center, with its high-end boutiques, exquisite dining, and bustling cultural scene. The iconic Puerto Banús, famed for its luxurious yachts, designer stores, and glamorous nightlife, is also just a short drive away, offering endless possibilities for leisure and entertainment. Furthermore, the pristine sandy beaches of Elviria are virtually on your doorstep, inviting residents to embrace the quintessential Mediterranean lifestyle with sun-kissed days and breathtaking sea views. For international travel, Malaga Airport is easily accessible, making this location ideal for both permanent residency and a luxurious holiday retreat.

A distinctive feature of this particular plot is its dual access from two separate streets. This not only enhances convenience but also offers architectural versatility, allowing for creative design solutions and potentially distinct entrances for various purposes, from grand main gates to discreet service access or independent guest accommodations, maximizing privacy and functionality.

The plot presents a generous building capacity of 30%, a significant allowance that paves the way for the construction of a substantial and individual luxury villa. The regulatory framework permits a building height of up to 7.5 meters, providing ample scope for a grand architectural statement and allowing for multi-level designs that can capture expansive views and natural light. This capacity translates into a potential construction of 326m² above ground, which is further complemented by an extensive basement level, expansive terraces, and elegant porches. This total area provides a canvas for a truly magnificent home tailored to the highest standards of luxury and comfort.

Adding immense value and expediency to this offering, an existing project with a full license is available for the construction of a truly spectacular villa. This ready-to-build plan outlines a meticulously designed residence spanning an impressive total of 484.53m², thoughtfully distributed across four lavish floors. The existence of an approved project and license dramatically reduces the time and complexity typically associated with new constructions, allowing the prospective owner to embark on their dream home journey without delay.

The envisioned main floor of this exquisite villa would serve as the heart of the home, featuring a grand entrance that gracefully opens into a magnificent, open-plan living and dining room. This expansive space is seamlessly integrated with a state-of-the-art, open-style gourmet kitchen, designed for both casual family meals and sophisticated entertaining. A discreetly located laundry room adds to the practicality of this level. Floor-to-ceiling windows, strategically placed, ensure an abundance of natural light and provide direct, effortless access to the sprawling outdoor terraces, meticulously landscaped gardens, and the inviting swimming pool, blurring the lines between indoor and outdoor living. This floor also includes two elegantly appointed bedrooms and two luxurious bathrooms, complete with a private dressing room, offering ideal accommodation for guests or as versatile private suites. Connectivity to the upper floors is provided by both an elegant staircase and a private elevator, ensuring comfort and accessibility for all residents.

Ascending to the first floor, residents will discover three further opulent bedrooms, each accompanied by its own luxurious bathroom and spacious dressing room, providing ultimate privacy and comfort. All bedrooms on this level boast private terraces, offering serene retreats with picturesque views. From this floor, an additional staircase leads to a vast solarium, designed as the ultimate rooftop oasis. This incredible space features a dedicated chill-out area, a state-of-the-art BBQ station for al-fresco dining, a luxurious jacuzzi for relaxation, and boasts truly incredible panoramic views stretching across the golf course, the surrounding natural beauty, and potentially even glimpses of the Mediterranean Sea. This solarium is perfect for entertaining

guests, sunbathing in seclusion, or simply enjoying the breathtaking sunsets over the Costa del Sol.

The basement level of this proposed villa is a realm of luxury and functionality, carefully designed to enhance the living experience. It would host a fully equipped gymnasium, offering a private wellness sanctuary, alongside an additional bathroom. An exclusive cinema room promises immersive entertainment, while a sophisticated wine cellar provides the ideal environment for connoisseurs to store and showcase their collection. A private garage, capable of accommodating multiple vehicles, ensures secure and convenient parking. What truly sets this basement apart are the two strategically incorporated interior courtyards. These innovative features are designed to funnel abundant natural light into the lower level, transforming what is typically a dark space into a remarkably bright and inviting area, redefining the concept of a luxury basement.

The exterior areas of this magnificent property are designed to complement the villa's interior grandeur, creating a private resort-like ambiance. Lush, meticulously curated gardens will envelop the residence, providing a verdant backdrop and a sense of natural tranquility. A stunning swimming pool, central to the outdoor leisure experience, will be flanked by both covered and uncovered terrace areas. These versatile spaces are perfect for sunbathing, al-fresco dining, lounging with a refreshing drink, or hosting elegant gatherings, all while immersed in the idyllic Mediterranean climate. This exceptional plot in Elviria represents more than just land; it is a canvas for an extraordinary lifestyle, offering the rare combination of a prime location, substantial building potential, and an advanced, ready-to-execute luxury villa project. Embrace the opportunity to create your ultimate sanctuary on the Costa del Sol.

Details

Reference	R4346713	Property Type	Land
Status	Sale	Price	530,000 €
Bedrooms	by request	Bathrooms	by request
Build size	–	Plot Size	1,088 m²
Terrace	–	Parking places	by request

Features

Holiday Home, Investment, Resale