+34 604 489 646
info@luxury-realty.com
luxury-realty.com



NUEVA ANDALUCÍA

1,260,000 €

REFERENCE R4682197

Exclusive South-Facing Luxury Villa in Prestigious Nueva Andalucía, Costa del Sol

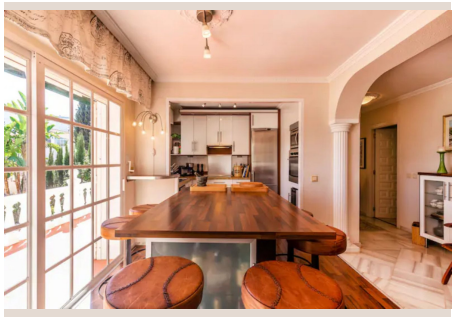
5	4	415 m²	755 m²	25 m²
BEDROOMS	BATHROOMS	BUILT	PLOT	TERRACE













Description

Experience the epitome of Mediterranean luxury in this magnificent detached villa, perfectly nestled within the highly coveted enclave of Nueva Andalucía. Located in the heart of Southern Spain's glamorous Costa del Sol, this prestigious address offers an unparalleled lifestyle, blending serene residential living with vibrant amenities. Presented by Luxury Realty, this splendid property is a gateway to an exceptional quality of life.

Boasting a generous built area of 415 m², this substantial villa is a testament to elegant design and spacious living. Its prime south-facing orientation ensures abundant natural light, creating a bright, inviting atmosphere. Meticulously maintained and in excellent condition, the property exudes timeless appeal and is ready for immediate enjoyment.

The villa is set on a sizable private plot of 755 m², featuring a beautifully landscaped private garden. Immerse yourself in ultimate relaxation with your own sparkling private swimming pool, perfect for refreshing dips under the Spanish sun. A delightful 25 m² covered terrace extends the living space outdoors, providing an idyllic setting for alfresco dining, entertaining, or simply unwinding while enjoying serene garden views.

Step inside to discover an interior designed for comfort and sophistication. The fully fitted kitchen, equipped with top-of-the-line appliances, is a culinary dream. The open-plan design seamlessly connects living and dining areas, all adorned with exquisite marble flooring that adds a touch of classic elegance and ensures a refined ambiance.

This luxurious residence comprises five generously sized bedrooms and four beautifully appointed bathrooms, providing ample space and privacy for family and guests. Each bedroom benefits from stylish fitted wardrobes, offering practical storage solutions. Ensuite bathrooms elevate the sense of personal luxury, ensuring comfort and convenience for all.

Experience year-round comfort with a state-of-the-art climate control system, offering hot and cold air conditioning to perfectly regulate indoor temperature. For relaxation, a private sauna provides a dedicated wellness space within your home. Double glazing enhances energy efficiency, providing a peaceful, insulated environment.

A distinct advantage is the self-contained guest apartment, offering complete independence and privacy for visitors or staff. Practical needs are well catered for with a spacious utility room and an additional storage room, ensuring a clutter-free living environment. Connectivity is assured with high-speed WiFi and fiber optic internet access, perfect for remote working or entertainment.

The privileged location in Nueva Andalucía places you within effortless reach of everything the Costa del Sol has to offer. World-class golf courses are just moments away, inviting enthusiasts. Bustling shops, charming local towns, and prestigious international schools are all conveniently close, making this an ideal family residence or sophisticated holiday retreat.

Security and convenience are paramount; the property is equipped with a robust alarm system for peace of mind. A private garage provides secure parking for vehicles, while excellent transport links ensure easy access to Marbella, Puerto Banús, and other key destinations. Essential utilities, including electricity and telephone, are reliably connected, ensuring seamless daily living.

Whether you envision a magnificent holiday home for memorable getaways or a savvy investment opportunity with strong rental potential, this villa truly delivers. Its exceptional features, prime location, and luxurious finishes position it as a standout property in the competitive Costa del Sol market. Luxury Realty is proud to present a home that perfectly encapsulates the allure of Spanish living.

Details

Reference	R4682197	Property Type	Villa
Status	Sale	Price	1,260,000 €
Bedrooms	5	Bathrooms	4
Build size	415 m²	Plot Size	755 m²
Terrace	25 m²	Parking places	by request

Features

Pool, Air conditioning, Heating, Private garden, Alarm system, Parking, Holiday Home, Investment

Personal advice

Ask us for more information or arrange a private viewing, in person or by video call.

+34 604 489 646
info@luxury-realty.com
Avda. Rotary International, 5 · Edificio Tembo, 23
29660 Marbella