

NUEVA ANDALUCÍA

795,000 €

REFERENCE R5052439

Discover Unrivalled Elegance: A Prestigious Residence in the Heart of Nueva Andalucía, Southern Spain

4	2	180 m²	388 m²
BEDROOMS	BATHROOMS	BUILT	PLOT













Description

Luxury Realty is proud to present an exceptional residence nestled in the coveted heart of Nueva Andalucía, Southern Spain. Set on a generous 388 m² plot, this exquisite property offers a unique blend of comfort, privacy, and prime location. The upper floor boasts a thoughtfully designed house featuring four spacious bedrooms, two well-appointed bathrooms, a bright living room, and a kitchen. All provide direct access to an alluring terrace, which leads to a private swimming pool. Below, the ground floor presents an expansive space currently utilized as storage, yet brimming with transformative potential. This property offers serene living and significant scope for bespoke enhancement, truly an entry into the unparalleled Mediterranean lifestyle.

Strategically positioned in the vibrant core of Nueva Andalucía, celebrated as Marbella's 'Golf Valley,' this home benefits from an enviable address. This prestigious area is renowned for its sophisticated atmosphere and unparalleled convenience, placing you moments from gourmet restaurants, chic boutiques, international schools, and comprehensive services. The epitome of Costa del Sol living, this residence offers the immense advantage of being just a 10-minute drive from the glamorous marina of Puerto Banús, a global yachting destination, and the pristine sandy beaches of the Mediterranean Sea. Owning a property here means embracing the sun-drenched, cosmopolitan lifestyle defining the South of Spain, with Marbella’s vibrant social scene at your command.

The upper floor serves as the principal living quarter, designed for optimal comfort and elegance. A spacious, inviting living room forms the heart of the home, offering a refined setting for relaxation and entertainment, bathed in natural light. The adjacent kitchen, while functional, presents an exciting canvas for personalization, allowing the new owner to create their dream gourmet space with modern finishes. Four generously sized bedrooms provide tranquil private retreats. These are complemented by two well-appointed bathrooms, offering convenience and potential for luxurious upgrades, ensuring interiors reflect contemporary high-end living standards.

One of the most captivating features of the upper floor is direct access to a magnificent terrace, an expansive outdoor haven designed for quintessential alfresco living. This inviting space is perfect for enjoying the glorious Andalusian climate, whether for sunbathing, morning coffee, or hosting memorable evening gatherings. From this elevated vantage, a private staircase gracefully descends to your secluded swimming pool – a sparkling oasis for refreshing dips on warm Mediterranean days. The pool area offers ultimate privacy and relaxation, making it an intimate sanctuary. This seamless integration of indoor and outdoor spaces truly defines the luxurious lifestyle synonymous with Southern Spain.

A distinguishing attribute of this property is its expansive ground floor. Currently configured as substantial storage, this versatile space holds immense potential for transformation. Imagine a bespoke private garage for multiple vehicles, a dream for enthusiasts. Alternatively, for the entrepreneurial, it’s an ideal location for a unique business venture, benefiting from Nueva Andalucía’s prime position – perhaps a chic boutique, office, or wellness studio. Further possibilities include converting it into a state-of-the-art home cinema, a private gym, or even an independent guest apartment. The capacity to customize this extensive footprint is virtually boundless, significantly enhancing the property's value and functionality within this prestigious Southern Spanish locale.

This exceptional house in Nueva Andalucía transcends the ordinary, offering a rare blend of prestigious location, comfortable living, and remarkable development potential. It represents an unparalleled opportunity to experience the best of the Costa del Sol, where luxury meets convenience and natural beauty intertwines with a vibrant cosmopolitan atmosphere. Whether envisioned as a permanent family residence, a lavish holiday retreat, or a strategic investment, this home promises an extraordinary lifestyle in Southern Spain. Luxury Realty invites discerning buyers to explore the myriad possibilities this unique property holds. Contact us today to arrange a private viewing and embark on your journey towards owning an exquisite piece of this magnificent corner of the world.

Details

Reference	R5052439	Property Type	Villa
Status	Sale	Price	795,000 €
Bedrooms	4	Bathrooms	2
Build size	180 m²	Plot Size	388 m²
Terrace	–	Parking places	by request

Features

Pool, Air conditioning, Heating, Mountain views