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



BENAHAVÍS

## ■■■■■ ■ Benahavís

■■ 3 650 000 €

■■■■■■■■■ R4982353

| 4 | 4 | 573 m² | 1 238 m² | 120 m² |
|---|---|---|---|---|
| ■■■■■■■ | ■■■■■■ | ■■■■■■■ | ■■■■■■■ | ■■■■■■■ |













## ■■■■■■■■

Introducing a striking contemporary villa in the prestigious urbanisation of La Alqueria, Benahavís. Completed in 2024, this south-to-west-facing residence enjoys an elevated position, offering breathtaking mountain views and partial sea views from the upper level. Ideally located just a short drive from local amenities, the beach, and San Pedro, it perfectly balances privacy with convenience. Set on a 1,238 m² plot, the villa boasts 573 m² of built space plus 120 m² of terraces. The bright, spacious main floor features a double-height living and dining area and a sleek open-plan Modul Nova kitchen with premium Miele appliances. Floor-to-ceiling glass doors seamlessly connect the interior to covered and open terraces, leading to a heated saltwater pool and landscaped gardens. The upper floor hosts a luxurious master suite with a dressing area, plus two en-suite bedrooms, each with terrace access and sea views. On the lower level, a versatile space offers endless possibilities for additional living or leisure areas. This floor also includes a guest toilet, storage, and a secure two-car garage, with a covered carport for two more vehicles. Designed for energy efficiency, the ■villa ■holds ■an ■'A' energy ■certificate ■and ■features ■Airzone ■climate control, ■underfloor ■heating, 20 ■solar ■panels, and ■an ■elevator ■connecting ■all floors. The property ■is ■offered ■unfurnished, ■with ■furnishings ■negotiable.

## ■■■■■■

| | | | |
|---|---|---|---|
| ■■■■■■■■ | R4982353 | ■■■ ■■■■■■■ | ■■■■■ |
| ■■■■■■ | ■■■■■■■ | ■■■■ | ■■ 3 650 000 € |
| ■■■■■■■ | 4 | ■■■■■■ | 4 |
| ■■■■■■■ | 573 m² | ■■■■■■■ | 1 238 m² |
| ■■■■■■■ | 120 m² | ■■■■■■■■ | ■■ ■■■■■■■ |

## ■■■■■■■■■■■■■■■

■■■■■■■■■■, ■■■■■■■, ■■■■■■■■■■■, ■■■ ■■ ■■■■, ■■■ ■■ ■■■■, ■■■■■■■ ■■■, ■■■■, ■■■■■■■■■■■, ■■■■■■■■


■■■■■■ ■■■■■■■■■■■■

■■■■■■■■■ ■■■■■■■■■■ ■■■ ■■■■■■■
■■■■■■■■ — ■■■■■ ■■■ ■■ ■■■■■■■■■■.

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