



## Detached Villa for sale in Marbella, Marbella

3,200,000 €

Reference: R5245633 Bedrooms: 5 Bathrooms: 5 Plot Size: 1,025m<sup>2</sup> Build Size: 595m<sup>2</sup> Terrace: 541m<sup>2</sup>





## Costa del Sol, Marbella

### Exclusive Turnkey Villa Project in Xarblanca, Marbella

Introducing an exceptional off-plan turnkey villa project in the highly sought-after residential area of Xarblanca, Marbella. This contemporary luxury residence has been meticulously designed to combine modern architecture, advanced technology, and a seamless indoor-outdoor living experience.

Set on a generous 1,025 m<sup>2</sup> plot, the villa will offer 595 m<sup>2</sup> of built area distributed across two levels, along with an expansive 541 m<sup>2</sup> solarium featuring spectacular mountain and sea views.

The project includes 5 spacious bedrooms and 5 beautifully designed bathrooms, as well as an elegant open-plan, fully fitted kitchen integrated into bright and airy living spaces.

Planned features of this turnkey project include:

Private heated swimming pool

Landscaped private garden

Underfloor heating throughout

Aerothermal system

Solar panels for enhanced energy efficiency

A/C with heating

Private elevator

Garage for 2 cars

Designed to deliver the highest standards of comfort and sophistication, this future villa promises an exceptional lifestyle in one of Marbella's most desirable locations. A perfect opportunity to secure a state-of-the-art home before construction begins.



## Features:

### Features

Near Transport  
Private Terrace  
Storage Room  
Double Glazing

### Views

Sea  
Mountain

### Pool

Heated  
Private

### Garden

Private

### Category

Off Plan

### Orientation

South  
West

### Setting

Close To Shops

### Furniture

Not Furnished

### Parking

Garage

### Climate Control

Air Conditioning  
U/F Heating

### Condition

New Construction

### Kitchen

Fully Fitted

### Utilities

Electricity  
Drinkable Water