



## Vrijstaande Villa te koop in Marbella, Marbella

3.895.000 €

Referentie: R4801192 Slaapkamers: 6 Badkamers: 6 Plotgrootte: 847m<sup>2</sup> Perceelgrootte: 562m<sup>2</sup> Terras: 180m<sup>2</sup>





## Costa del Sol, Marbella

PROJECT AND LICENSES APPROVED - OFF-PLAN LUXURY ECOLOGICAL VILLA IN MARBESA, MARBELLA, SECOND LINE OF THE BEACH WITH SEA VIEWS

This property will be built on 3 floors with a PVE panoramic elevator consisting of an entrance hall, 3 bedrooms with ensuite bathrooms, and a garden with a pool, a few trees and scrubs and a pool.

On the first floor, we have the guest toilet, a fully fitted kitchen with all appliances, a living-dining area, the master bedroom with an ensuite bathroom and dressing, and a heated pool. In the basement, there is a big garage, a laundry room fitted with cabinets, a worktop, a sink, a cinema room, 2 bedrooms with a shared bathroom (possibility to add a second bathroom), an installation room, and a distributor. The sunroof has a pergola with a sitting area, BBQ area, and Jacuzzi.

Photos of bathrooms and the kitchen are just examples; the final choice will be that of the client!

Example of some of the specifications

- Interior and exterior floor tiles from GRESPANIA 600x600 or 800X800 or 1200x1200 (Depends on chosen tile)
- Bathroom walls with COVERLAM plates (GRESPANIA) 2700X1200
- Bathrooms from ROCA - GEBERIT - VILLEROY-BOCH
- Aerothermia/airconditioning
- PVE elevator (NO MAINTENANCE)
- Underfloor heating in the full villa
- Ceiling high windows with a sunken track, 5+5/chamber/4+4
- Invisible ceiling-high doors
- Fully fitted kitchen with aluminum frame doors and covered with COVERLAM
- Island with COVERLAM no visible joints
- White goods from BOSCH or AEG
- Heated pool
- Shutters in the downstairs bedrooms
- Solar panels and 2 lithium batteries of 10kW
- Car charger
- LED lights in the driveway to the garage and entrance to the villa
- Dusk till downlights
- Motorised entrance gate and driveway gate

We are a construction company, Key-in-Hand, that can design and construct any possibility you can think of. If you do not see a design of us that you like we design a totally new villa for you according to your ideas and input.



## Kenmerken:

### Extra's

Overdekt terras  
Tillen  
Nabij transport  
Privéterras  
Opslagruimte  
Ensuite badkamer  
Dubbele beglazing  
Gemonteerde kasten  
Solarium  
Wifi  
Sportschool  
Bijkeuken  
Jacuzzi  
Barbecu  
Domotica  
Kelder  
Glasvezel

Toegang voor mensen met verminderde mobiliteit

### Ligging

Strand  
Dicht bij golf  
Dicht bij de poort  
Verstedelijking  
Dicht bij zee  
Dicht bij de stad  
Dicht bij scholen  
Aan het strand  
Dorp

Jachthaven

### Meubilering

Optioneel

### Beveiliging

Alarmsysteem  
Elektrische jaloezieën  
Invoertelefoon  
Veilig

### Categorie

Investering  
Aan het strand  
Luxe  
Off -plan

### Klimaatbeheersing

Vooraf geïnstalleerd a/c  
Koud A/C  
Hete a/c  
U/F verwarming  
U/f/h Badkamers

### Huidige Staat

Nieuwbouw

### Keuken

Volledig passend  
Keukenlounge

### Parkeergelegenheid

Ondergronds  
Garage  
Privé  
Bedekt  
Meer dan één

### Uitzicht

Zee  
Panoramisch  
Tuin  
Pool  
Stedelijk

### Zwembad

Verwarmd  
Privé

### Tuin

Privé

### Voorzieningen

Elektriciteit  
Drinkbaar water  
Telefoon  
Fotovoltaïsche zonnepanelen  
Zonne -waterverwarming



Met bouwvergunning

Modern

Nieuwe ontwikkeling