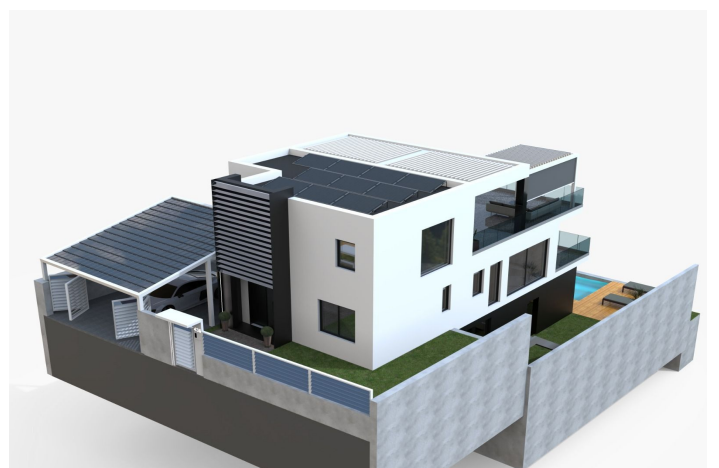
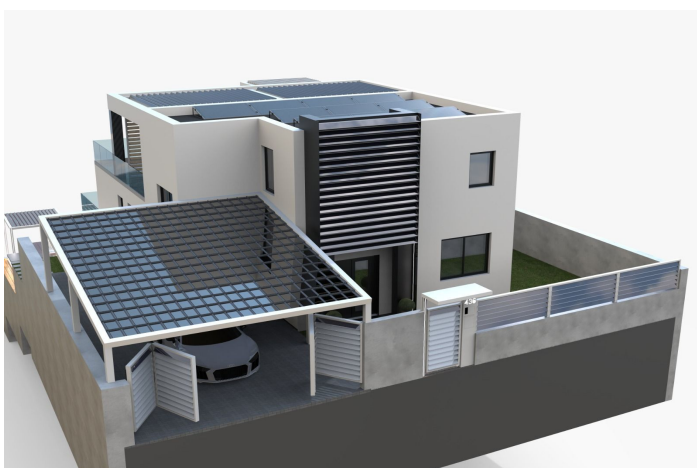


## Vrijstaande Villa te koop in Nueva Andalucía, Marbella

1.495.000 €

Referentie: R4256170 Slaapkamers: 6 Badkamers: 4 Plotgrootte: 450m<sup>2</sup> Perceelgrootte: 230m<sup>2</sup> Terras: 80m<sup>2</sup>



## Costa del Sol, Nueva Andalucía

Walking distance to Puerto Banus with panoramic views to sea and mountains.

Independent villa currently with 2 apartments on two levels with 6 bedrooms.

Has an approved project for additional floor making it into a three level luxury villa. Plans include installation of solar power for all electricity, heating, water and air conditioning. Sold as is with the approved building license by Marbella Town Hall and architect plans but without completion of building works for €1.495.000. Builders have estimated cost to complete 350-500k. Unique opportunity for clients with a budget of €2 million that want finishings to their personal taste.

Green Energy House option: Shown here as Green Energy House with 24/7 solar power using new technology with ValloSolar tiles and solar pergolas providing power for all electricity, heating, cooling and car charging. This option also incorporates new technology in panels that are more efficient than under floor heating and run by solar power.

## Kenmerken:

### Extra's

Overdekt terras  
Tillen  
Nabij transport  
Privéterras  
Opslagruimte  
Gemonteerde kasten  
Wifi  
Sportschool  
Jacuzzi  
Personeelsaccommodatie

### Uitzicht

Zee  
Berg  
Panoramisch  
Tuin  
Pool

### Zwembad

Privé

### Voorzieningen

Elektriciteit  
Fotovoltaïsche zonnepanelen  
Zonne -waterverwarming

### Zonorientatie

Zuiden  
West  
Zuidwesten

### Ligging

Dicht bij zee  
Dicht bij winkels  
Dicht bij scholen  
Dicht bij jachthaven

### Beveiliging

24 -uurs beveiliging  
Alarmsysteem

### Categorie

Luxe  
Met bouwvergunning

### Klimaatbeheersing

Airconditioning  
Vooraf geïnstalleerd a/c  
Koud A/C  
Hete a/c  
Haard  
Centrale verwarming

### Huidige Staat

Renovatie vereist

### Parkeergelegenheid

Bedekt  
Open