

## Detached Villa for sale in Nueva Andalucía, Marbella

3 750 000 €

ванная комната:

Ссылка: R4429696

спальни: 4 5

Размер участка: 1 200m<sup>2</sup>

Размер сборки: 523m<sup>2</sup>

терраса: 226m<sup>2</sup>



## Costa del Sol, Nueva Andalucía

New contemporary style villa for sale nearby Los Naranjos Golf Club in Haza del Conde, Nueva Andalucia, Marbella.

West / southwest facing and built to the highest standards.

Situated in a quiet Cul de Sac, on an elevated plot with lovely views of the valley and the Mediterranean sea.

On a clear day you can see Gibraltar and the mountains of Morocco.

The entrance level has a very large living room with adjacent dining area and a large open-plan modern kitchen and a cloakroom toilet.

The living room leads out onto a large covered terrace and then an uncovered terrace and the infinity swimming pool which has pre-installation for heating.

The whole area of living room, dining room, kitchen and terraces flow very well and are very large and would be great for entertaining.

The first floor has a large master suite with dressing room, open plan bath-tub, shower cabinet, toilet and wash basins, all enjoying beautiful views through the large windows.

On this floor there is another bedroom with en-suite bathroom and a large covered and uncovered terrace, again with lovely views.

Further up is the roof terrace prepared for a bar area and accessed also by a lift which goes to all levels.

From here the views are even more spectacular with views to the surrounding golf courses, "La Concha" mountain and the coast towards Marbella town.

On the lower level are two more bedroom suites with windows letting in natural light, two store rooms, a laundry room, machine room and a large garage for 2 or 3 cars and an area to make a gymnasium.

Floors are Dinesan wood imported specially from Scandinavia, top quality windows and window frames, underfloor heating, air-conditioning, beautiful kitchen and bathrooms and huge terraces.

There is a further covered terrace where a sauna and jacuzzi could be placed.

The villa is heated and cooled by an energy efficient heat pump and there are also solar panels.

The pool has a pre-installation for heating.

The whole villa has large windows throughout entering lots of natural light and making it very bright and cheerful.

The built size is approximately 523 m2 plus 123 m2 of covered terraces and 103 m2 of open terraces.

Register your interest now !

## Характеристики:

### Функции

Покрытая терраса  
Поднимать  
Частная терраса  
Хранилище  
Ванная комната  
Двойное остекление  
Приспособленные шкафы  
Утилита  
Деревянный пол

Подвал

### Виды

Море

Гора

Гольф

### Бассейн

Частный

### Стоянка

Гараж

### Энергетический рейтинг

C

### Ориентация

Юг

Западный

Юго -запад

### Параметр

Рядом с гольфом

Урбанизация

### Кухня

Полностью оснащен

### Коммунальные услуги

Электричество

Питьевая вода

### CO2 Рейтинг выбросов

B

### Климат -контроль

Кондиционер

Холодный А/С

Горячий кондиционер

U/F отопление

### Состояние

Отличный

### Сад

Частный

### Категория

Гольф

Роскошь

Перепродажа

Современный