



## Detached Villa for sale in Nueva Andalucía, Marbella

3,650,000 €

Reference: R5046001   Bedrooms: 6   Bathrooms: 6   Plot Size: 1,200m<sup>2</sup>   Build Size: 433m<sup>2</sup>   Terrace: 77m<sup>2</sup>





## Costa del Sol, Nueva Andalucía

Luxurious Six- Bedroom Villa with sea Views in the Golf Valley of Nueva Andalucía, Marbella This impressive luxury villa, exclusively available through our sole agency, is situated in the desirable neighbourhood of Nueva Andalucía. Boasting a substantial built area of 510m<sup>2</sup> on the best Plot with a generous 1,200m<sup>2</sup> very high privacy factor , the property offers six spacious bedrooms, five bathrooms (four en-suite), and an additional guest toilet, designed to accommodate the highest standards of modern HIGH Quality family living. The villa's interior is meticulously finished, featuring marble floors with Under Floor heating all over the house, a grand living room with a fireplace, and a separate dining room. The fully fitted kitchen is complemented by a utility room and a kitchenette, ideal for culinary enthusiasts. Entertainment is at the heart of this home, with a dedicated cinema room, games room, Dolby Stereo Surround system, and several terraces—both covered and uncovered—providing mountain, sea, garden, and pool views. Additional spaces include an office room and ample storage, ensuring practicality alongside luxury. Comfort and convenience are paramount, with air conditioning, individual A/C units, electric blinds, double glazing, and an automatic irrigation system for the landscaped private garden. The villa is equipped with Solar panels, an Alarm system, Domotic system, surveillance cameras, armored door, and video entrance for enhanced security. The property also benefits from high-speed internet, satellite TV, and telephone lines, supporting modern connectivity needs. Externally, residents can enjoy a private swimming pool, barbecue area, and a private garage. The location is ideally close to a range of amenities, transport links, international schools, shops, the port, golf courses, children's playgrounds, and the beach, making it perfect for families and those seeking an exclusive lifestyle in Marbella. The villa is also handicap accessible and allows pets, ensuring comfort and inclusivity for all potential residents. If you are looking for a Luxury Home, Location, Highest Quality, Privacy , views and/or Investment then you are on the right page... Please don't hesitate to contact us for a live Virtual video tours.



## Features:

Features	Orientation	Climate Control
Covered Terrace	South	Air Conditioning
Near Transport		Cold A/C
Private Terrace		Hot A/C
Satellite TV		Fireplace
Storage Room		U/F Heating
Ensuite Bathroom		U/F/H Bathrooms
Marble Flooring		
Double Glazing		
Fitted Wardrobes		
WiFi		
Gym		
Games Room		
Guest Apartment		
Utility Room		
Bar		
Barbeque		
Domotics		
Car Hire Facility		
Courtesy Bus		
Basement		
Fiber Optic		
Access for people with reduced mobility		
Views	Setting	Condition
Sea	Close To Golf	Excellent
Mountain	Close To Port	Recently Renovated
Panoramic	Urbanisation	
Garden	Close To Sea	
Pool	Close To Shops	
Golf	Close To Town	
Street	Close To Schools	
	Close To Forest	
	Close To Marina	
Pool	Furniture	Kitchen
Heated	Optional	Fully Fitted
Private Garden	Security	Parking
Landscaped	24 Hour Security	Underground
Easy Maintenance	Alarm System	Garage
	Electric Blinds	Private
	Entry Phone	Covered
	Safe	Open
		More Than One
Utilities	Category	



Electricity	Reduced
Drinkable Water	Investment
Telephone	Bargain
Photovoltaic solar panels	Luxury
Solar water heating	Resale
	Contemporary