



## Villa - Chalet en venta en Nueva Andalucía, Marbella

3.800.000 €

Referencia: R4704397    Dormitorios: 5    Baños: 5    Terreno: 1.100m<sup>2</sup>    Construido: 500m<sup>2</sup>    Terraza: 120m<sup>2</sup>





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## Costa del Sol, Nueva Andalucía

Imagine waking up every morning to the sun-drenched tranquility of this Villa , where luxury meets lifestyle in the heart of Nueva Andalucía's prestigious Parcelas del Golf. This three-level family haven, newly refurbished in 2023, marries classic Mediterranean aesthetics with sleek modern finishes, setting a new standard in sophisticated living.

Villa sprawls generously, offering four bedrooms, with a flexible option to convert the spacious basement into a fifth. The heart of the home features an expansive 140 m<sup>2</sup> living area that seamlessly integrates living, dining, and a cutting-edge kitchen equipped with top-tier Gaggenau appliances and a stylish central island — perfect for the culinary enthusiast.

Step outside to find your personal oasis. A vast saltwater pool, complete with a sunken lounge and an inviting fireplace, beckons for lazy afternoons under the sun or chic evening gatherings. The surrounding gardens and private barbecue area make outdoor living not just an option but a lifestyle.

Efficiency meets elegance with Villa integrated solar panels and independent air conditioning in every room, including the basement. Feel the warmth under your feet with luxurious underfloor heating throughout the villa—each bedroom, bathroom, kitchen, living room, and hallway has its own independent control. This high-end customization ensures your environment is always tailored to your comfort, all year round.

Security is paramount, with a 24-hour guard and advanced surveillance ensuring peace of mind in this exclusive gated community. Practicality is also covered with a large garage for three cars and additional covered parking.

Located mere steps from top-tier golf, shopping, dining, and leisure facilities, THE Villa offers not just a home but a gateway to the lifestyle you deserve. Dive into the life of luxury — every detail of this exceptional property promises a life less ordinary.



## Características:

### Características

Terraza Cubierta  
Cerca de Transporte  
Terraza Privada  
TV Satélite  
Trastero - Almacén  
Baño En-Suite  
Doble acristalamiento  
24 Horas Recepción  
Armarios Empotrados  
Solario  
WiFi  
Sala de Juegos  
Paddle Tennis  
Lavadero  
Barbacoa  
Alojamiento del personal  
Sótano  
Fibra óptica

### Vistas

Vistas a Montaña  
Vistas a Jardín  
Vistas a Piscina  
Vistas a Patio

### Piscina

Piscina Privada

### Jardín

Jardín Privado

### Servicios Públicos

Electricidad  
Agua Potable  
Paneles solares fotovoltaicos

### Orientación

Orientación Suroeste

### Posición

Cerca de Golf  
Cerca de Puerto  
Urbanización  
Cerca de Tiendas  
Cerca de Ciudad  
Cerca de Colegios  
Ciudad  
Cerca de los Bosques  
Cerca de Marina

### Muebles

Completamente Amueblada

### Seguridad

Recinto Cerrado  
Seguridad de 24 horas  
Alarma  
Portero Automático

### Categoría

Inversion  
Golf  
Lujo  
Contemporáneo

### Climatización

Aire Acondicionado  
A/A Preinstalado  
A/A Frio  
A/A Caliente  
Chimenea  
Suelo Radiante  
Baño

### Estado

Excelente estado de conservación

### Cocina

Cocina Equipada

### Aparcamiento

Garaje  
Párking Privado  
Párking Cubierto  
More Than One