



## Townhouse for sale in Nueva Andalucía, Marbella

**2,595,000 €**

Reference: R4955809   Bedrooms: 5   Bathrooms: 5   Plot Size: 285m<sup>2</sup>   Build Size: 430m<sup>2</sup>   Terrace: 210m<sup>2</sup>





## Costa del Sol, Nueva Andalucía

Nestled within the prestigious gated community of Peñablanca, this property offers breathtaking natural surroundings and stunning sea views. Completely renovated in 2024, the property features five spacious bedrooms, providing an unparalleled blend of comfort and elegance. With a total built area of 430 square meters and 220 m<sup>2</sup> of interior space, it has been meticulously upgraded with premium finishes, ready for immediate move-in.

The entrance opens into a beautifully designed hallway leading to a large living room, dining area, and a fully equipped open kitchen by Licht, complete with top-of-the-line Miele appliances. The first floor also includes an en-suite bedroom, laundry room, and a guest toilet. On the second floor, you'll find the master suite, two additional bedrooms sharing a bathroom, terraces, and access to the rooftop.

The outdoor space includes a heated private pool, perfect for year-round enjoyment. A guest house offers extra living space for visitors or a private retreat. The property also features a carport for one vehicle. Additional outdoor amenities include a BBQ area for entertaining, an outdoor cinema for watching movies under the stars, and a rooftop terrace with panoramic views.

Security is paramount, with the property located in a secure gated community and equipped with video surveillance for added peace of mind.

This exceptional villa seamlessly combines luxurious living with a prime location.



## Features:

| Features        | Orientation      | Climate Control  |
|-----------------|------------------|------------------|
| Private Terrace | South            | Air Conditioning |
| Double Glazing  |                  | U/F Heating      |
| Solarium        |                  |                  |
| WiFi            |                  |                  |
| Guest Apartment |                  |                  |
| Utility Room    |                  |                  |
| Barbeque        |                  |                  |
| Views           | Setting          | Condition        |
| Sea             | Close To Golf    | Excellent        |
| Mountain        | Close To Shops   | New Construction |
| Garden          | Close To Schools |                  |
| Pool            | Frontline Golf   |                  |
| Golf            |                  |                  |
| Pool            | Kitchen          | Garden           |
| Heated          | Partially Fitted | Private          |
| Private         | Kitchen-Lounge   |                  |
| Security        | Parking          | Category         |
| Gated Complex   | Covered          | Golf             |
| Alarm System    |                  |                  |
| Entry Phone     |                  |                  |