



## Detached Villa for sale in Nueva Andalucía, Marbella

**3,800,000 €**

Reference: R5238238   Bedrooms: 3   Bathrooms: 4   Plot Size: 400m<sup>2</sup>   Build Size: 268m<sup>2</sup>   Terrace: 100m<sup>2</sup>





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## Costa del Sol, Nueva Andalucía

Introducing new exclusive villa, a stunning contemporary home currently under construction in one of the most sought-after locations of Nueva Andalucía. Designed with a modern open-plan concept and exceptional attention to detail, this residence offers luxury, comfort, and breathtaking panoramic views just minutes from Puerto Banús and close to all amenities.

Spread across three floors, the villa features 3 elegant bedrooms and 4 stylish bathrooms, all connected by a private elevator for maximum convenience.

The open living spaces are enhanced by impressive high ceilings, creating a bright and airy atmosphere throughout. Large floor-to-ceiling windows frame the surrounding landscape and bring seamless indoor-outdoor living.

The exterior is designed for relaxation and entertainment, boasting a private swimming pool, sunbathing areas, and a fully equipped BBQ zone perfect for gatherings.

A generous garage for 3 cars ensures secure parking with ample additional storage.

With its prime position in Nueva Andalucía, modern architecture, and spectacular views, this project offers an exceptional opportunity to own a state-of-the-art home just moments from beaches, golf courses, and the vibrant lifestyle of Puerto Banús.



## Features:

### Features

Covered Terrace  
Lift  
Near Transport  
Private Terrace  
Satellite TV  
Storage Room  
Ensuite Bathroom  
Marble Flooring  
Double Glazing  
Fitted Wardrobes  
Solarium  
WiFi  
Gym  
Games Room  
Tennis Court  
Utility Room  
Jacuzzi  
Bar  
Barbeque  
Basement  
Fiber Optic  
Access for people with reduced mobility

### Views

Sea  
Mountain  
Panoramic  
Garden  
Pool  
Street

### Pool

Private

### Garden

Private

### Utilities

Electricity  
Drinkable Water

### Orientation

South  
South East  
South West

### Setting

Close To Golf  
Close To Port  
Close To Shops  
Close To Town  
Close To Schools  
Close To Marina

### Furniture

Fully Furnished  
Part Furnished

### Security

Alarm System  
Electric Blinds  
Entry Phone

### Category

Holiday Homes  
Investment  
Luxury  
Off Plan

### Climate Control

Pre Installed A/C  
Cold A/C  
Hot A/C  
U/F/H Bathrooms

### Condition

New Construction

### Kitchen

Fully Fitted  
Partially Fitted

### Parking

Garage  
Private  
Covered  
Street  
More Than One



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With Planning Permission  
Contemporary  
New Development