

€ 4,950,000

Ref: 03544

## Luxury Villa for sale in Marbella

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5 Bedrooms | 5 Bathrooms | 514 m<sup>2</sup> Interior | 69 m<sup>2</sup> Terraces |



### Property Description

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Close to Los Naranjos Golf Club in Nueva Andalucía, with southwest orientation, this stunning villa enjoys sunlight throughout the day and panoramic views to the sea and the course. A green perimeter ensures privacy.

Distributed across three levels, the main floor features an open-plan kitchen with island and Siemens appliances, a dining area, and a living room in L-shape with built-in shelves and TV. Two en-suite bedrooms and a guest toilet complete the layout. Black-framed windows open wide to connect indoors and out. White-painted wooden ceilings add warmth. Iron balustrades define the lines. The living room opens onto a covered terrace and pool. Further into the garden, a shaded outdoor kitchen and dining area.

An elegant staircase leads to the first floor, entirely dedicated to the master suite. Walk-in wardrobe, bathroom with double sinks, freestanding bathtub and shower. Access to a private terrace, partially shaded, with views over the garden.

In the lower level, a games area with pool table, wine cellar, bar, cinema room and gym. Two en-suite

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bedrooms, guest toilet, laundry, storage room and a 69 m2 covered garage. A paved courtyard provides additional on-site parking.

Lodged in the picturesque valley known as The Golf Valley— home to world-renowned courses—Nueva Andalucía is an exclusive residential area. The landscape blends rolling hills, lush greenery, palm-lined streets, and carefully groomed fairways, all framed by stunning views of the iconic La Concha Mountain. Broad avenues, wide sidewalks, and designated walking paths enhance its family-friendly charm and suitability for leisurely strolls. Just a 5-minute drive from Puerto Banús and steps from vibrant spots like Centro Plaza and Marbella Arena-Auditorium, it is a highly sought-after location on the Costa del Sol.

Features:

SEA VIEWS

CLOSE TO GOLF

DOMOTIC SYSTEM

UNDERFLOOR HEATING

PRIVATE POOL

CINEMA

OUTDOOR KITCHEN

INDOOR GYM

WINE CELLAR

FIREPLACE

AMENITIES NEAR

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