€ 4,995,000
Ref: 04233

Luxury Villa for sale in Marbella

5 Bedrooms | **5** Bathrooms | **303** m² Interior | **40** m² Terraces | **Garage** Yes |






Property Description

A front line golf villa in Nueva Andalucía with 5 bedrooms, 5 bathrooms, a multi level layout, and standout features including retractable floor to ceiling windows, a heated infinity pool, cinema room, and advanced eco technology.

Set directly on the fairway, the villa is built around its views, with nothing interrupting them. Glass walls slide away completely, drawing the outdoors into the living space and allowing each area to open with intent. The main level is structured yet fluid, with an open plan living area centred around a floating fireplace, a kitchen with a bar designed for informal use, and a dining space that extends naturally onto the terrace. Outside, the heated infinity pool runs parallel to the views, while a rising wooden solarium and pergola with outdoor kitchen create defined zones without closing the space. A separate garden lounge and a discreetly positioned Jacuzzi offer quieter areas without disconnecting from the overall layout.

The interior approach is controlled and consistent. Polished white cement floors, matching walls, and high ceilings with timber beams create volume while keeping the aesthetic restrained. Light is constant throughout, with carefully positioned windows, including in the bathrooms, framing

greenery while maintaining privacy. The main floor also includes three en suite bedrooms and a principal suite with a freestanding bath, walk in shower, and a glass enclosed dressing room.

The lower level adds further functionality with a cinema room, an additional bedroom with its own dressing area and glass enclosed bathroom, a laundry room, and guest facilities. Every space serves a purpose without excess.

Nueva Andalucía continues to hold its position as one of Marbella's most established residential areas, offering immediate access to golf courses, proximity to Puerto Banús, and a practical balance between privacy and convenience. International schools, dining, and essential services are all within easy reach, making it a straightforward choice for those who want accessibility without compromise.

For a buyer who values clarity in design, strong positioning, and a home that functions as well for daily living as it does for hosting, this property deserves attention.