

## Luxury Villa for sale in Marbella

6 Bedrooms | 5 Bathrooms | 545 m<sup>2</sup> Interior | 342 m<sup>2</sup> Terraces |



### Property Description

We present a striking modern villa for sale in the heart of Nueva Andalucía, one of the most prestigious and sought-after residential areas on the Costa del Sol. Designed by acclaimed architect Francisco Martinez Galvan, the property blends contemporary Mediterranean style with high functionality and superior build quality.

Positioned to enjoy serene sea views and a custom-designed pool, the villa offers a lifestyle of privacy, comfort, and sophistication in a location prized for both tranquility and convenience. Set across three levels, the home features six bedrooms and five bathrooms, thoughtfully distributed to maximize space, light, and flow. The layout reflects careful planning, with each area designed to enhance daily living. The open-plan main floor brings together a sleek, fully equipped kitchen with Simmens. appliances, a spacious dining area, and a light-filled lounge that opens onto outdoor terraces. Each of the three bedrooms on this floor enjoys its own en- suite bathroom, ensuring privacy for guests or family members. A guest WC adds practicality.

The entire top floor is dedicated to the master suite, creating a private retreat that includes a walk-in dressing area, an elegant bathroom, and access to two secluded terraces. These outdoor spaces offer

sea views and direct access to a private hot tub, adding a luxurious layer to the experience.

The lower level of the property is devoted to wellness, leisure, and entertainment. It includes an indoorswimming pool, a fully equipped gym, and a steam sauna. Wine enthusiasts will appreciate the temperature-controlled bodega, while a sound-insulated entertainment lounge complete with a stylish bar and large TV area—provides the perfect setting for relaxing or hosting guests. Two additional bedrooms on this floor share a bathroom, making this level ideal for guests or extended family.

The villa's exterior spaces are designed to support both relaxation and entertaining. The landscaped garden offers multiple terraces, a barbecue area, and a boules pitch, while the innovative saltwater pool is operated by a smart KNX system for optimal water temperature and quality. Additional features include private parking for several vehicles, a well-appointed laundry room, and ample storage areas. The use of natural materials such as wood, marble, and high-quality ceramic throughout the villa underscores its refined aesthetic and commitment to durability.

Located within the exclusive Golf Valley, Nueva Andalucía is known for its peaceful, low-density environment, making it a favorite among families, professionals, and international residents. The neighborhood is home to a range of luxury villas and contemporary homes, many with stunning views and direct access to green areas and golf courses. Within minutes of the property are three of the region's top golf destinations: Los Naranjos, Aloha, and Las Brisas.

Residents enjoy a broad range of amenities, including renowned restaurants such as Magna Café and Mosh Fun Kitchen, as well as shopping hubs like Centro Plaza, which features boutiques, cafés, and a popular open-air market every Saturday. Families benefit from close proximity to international schools including Aloha College and the Swedish School Marbella. For fitness and sport, options abound—from padel tennis at Real Club Padel Marbella to the facilities at Manolo Santana Racquets Club.

This property is ideal for those seeking a high-end property in a secure, established neighborhood that offers both a relaxed atmosphere and easy access to lifestyle amenities. With its refined design, exceptional features, and prime location, this is a rare opportunity to own a truly stand out home in Nueva Andalucía.