

4 Bed Villa (Detached) For Sale

€1,850,000

Nueva Andalucía, Costa del Sol

Ref: R4631518

LUXURY FAMILY RESIDENCE SET IN A PRIME LOCATION!!! This exquisitely presented villa is perfectly located in the heart of the prestigious Nueva Andalucia. Set within peaceful plot, with mature planting, offering privacy and seclusion. The south west orientation ensures a bright and sunny aspect to the house. The entry into the villa is accessed via electronic gates leading into a carport and parking space for three cars. As you enter the property you are greeted by a warm and welcoming double living area, furnished with top quality Roche Bobois. With floor to ceiling terrace doors leading out on to the pool and the garden area. The second living room leads on to a pleasant outdoor leisure area. You have a separate fully fitted, state-of-the-art, open plan kitchen with breakfast bar se...

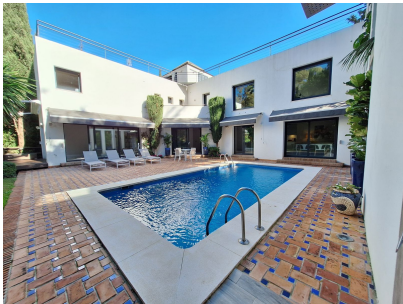
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La Reserva Del Alcuzeuz, La Azalia 1 -1B, 29679, Benahavis

Banus Immo
MARBELLA

Gallery



Property Description

Location: Nueva Andalucía, Costa del Sol, Spain

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This exquisitely presented villa is perfectly located in the heart of the prestigious Nueva Andalucía. Set within peaceful plot, with mature planting, offering privacy and seclusion. The south west orientation ensures a bright and sunny aspect to the house.

The entry into the villa is accessed via electronic gates leading into a carport and parking space for three cars.

As you enter the property you are greeted by a warm and welcoming double living area, furnished with top quality Roche Bobois. With floor to ceiling terrace doors leading out on to the pool and the garden area. The second living room leads on to a pleasant outdoor leisure area.

You have a separate fully fitted, state-of-the-art, open plan kitchen with breakfast bar seating area and direct access outdoor "al fresco" breakfast/dining area.

On this ground floor you will find also a guest bedroom, benefiting from fitted wardrobes and an ensuite bathroom.

An ornate staircase leads on to the first floor, where you will find a generous size double master bedroom with private entrance and a separate dressing area with lovely views to the pool and the mature gardens. The master bedroom benefits from an en suite bathroom with marble flooring throughout. It also has access to a private terrace, where you can enjoy a morning coffee/tea/breakfast.

On this first floor, are situated the further two bedrooms, as well, with a separate entrance, sharing a bathroom. Both bedrooms have fitted wardrobes.

On the second floor you will find an office area with access to a large terrace with beautiful mountain views.

The basement is separated into fully fitted laundry/utility room and a storage room.

The whole house is fitted with underfloor heating and hot/cold air conditioning with zoned climate control, which can be controlled by mobile phone application.

Bluetooth music and SONOS sound system with fitted ceiling speakers, and external and internal alarm systems. Security cameras accessible and controllable by mobile phone application too.

The location is set just minutes away from the exclusive Las Brisas, Los Naranjos and Aloha golf clubs, as well as Aloha College International School. And a short distance to Aloha "Strip", where you

will find an abundance of amenities such as restaurants, bars, lounge clubs, shops, banks etc.

Also within easy reach of many other international schools and Puerto Banus, and the marina.

This property would make the perfect family home!

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Additional Info

For Sale	Beds: 4	Baths: 4
Type: Villa (Detached)	Area: 465 sq m	Land Area: 981 sq m
Garden	Pool	Setting: Town
Commercial Area	Close To Golf	Close To Port
Close To Shops	Close To Sea	Close To Town
Close To Schools	Close To Marina	Orientation: South West
West	Condition: Excellent	Recently Renovated
Pool: Private	Climate Control: Air Conditioning	Pre Installed A/C
Hot A/C	Cold A/C	Fireplace
U/F Heating	U/F/H Bathrooms	Views: Mountain
Panoramic	Garden	Pool
Covered Terrace	Fitted Wardrobes	Private Terrace
Solarium	WiFi	Storage Room
Utility Room	Ensuite Bathroom	Marble Flooring
Basement	Furniture: Not Furnished	Optional

Kitchen: Fully Fitted	Garden: Private	Landscaped
Security: Gated Complex	Electric Blinds	Entry Phone
Alarm System	24 Hour Security	Safe
Parking: Covered	More Than One	Private
Utilities: Electricity	Drinkable Water	Gas
Category: Golf	Holiday Homes	Investment
Luxury	Resale	Contemporary
Built Area : 465 sq m	Land Size : 981 sq m	

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