



## Fristående villa till salu i Marbesa, Marbella

3 500 000 €

Referens: R5123764   Sovrum: 6   Badrum: 5   Komplot: 805m<sup>2</sup>   Bygga: 468m<sup>2</sup>   Terrass: 76m<sup>2</sup>







## Costa del Sol, Marbesa

Located in the highly sought-after residential area of Marbesa, just a short stroll from the beach, this stunning villa combines contemporary design with ultimate comfort. Built in 2023 and completed in 2024 to the highest standards, it offers everything you could wish for in a modern home.

### Main Floor (Street Level)

Upon entering, you are welcomed by a bright hall that opens into the spacious open-plan kitchen, dining area, and living room. Large sliding glass doors connect the interior seamlessly with the expansive terrace and swimming pool.

On this same level, you will also find:

- A private office
- A very large master bedroom with pool views and en-suite bathroom
- A two-car garage

### Ground Floor

The lower level offers three additional bedrooms, each with its own en-suite bathroom. This floor also includes a versatile open space, ideal as a second living room, office, or playroom, as well as a lounge and a fully equipped second kitchen.

### Outdoor Living

The exterior is designed for relaxation, with plenty of space around the pool to unwind under the trees, create a chill-out zone, or enjoy a siesta.

### Location

Within walking distance of the beach and renowned restaurants such as Simbad, Moosa Bay, Triana, and Club 200, this property offers both tranquility and convenience in one of Marbella's most desirable neighborhoods.

Detached Villa, Marbesa, Costa del Sol.

Built 468 m<sup>2</sup>, Terrace 76 m<sup>2</sup>, Garden/Plot 805 m<sup>2</sup>.

Setting : Beachfront, Beachside, Close To Sea, Close To Schools.

Orientation : South East, South, South West.

Condition : New Construction.

Pool : Private.

Climate Control : Air Conditioning, U/F heating overall

Views : Sea, Garden.

Features : Covered Terrace, Fitted Wardrobes, Private Terrace, Storage Room, Utility Room, Ensuite Bathroom, Double Glazing, Fiber Optic.

Furniture : Optional.

Kitchen : Fully Fitted.

Garden : Private.

Security : Alarm System.

Parking : Underground, Garage, Private.

Utilities : Electricity, Drinkable Water, Photovoltaic solar panels, Solar water heating.

Category : Beachfront, Luxury, Contemporary.





## Funktioner:

### Drag

Täckt terrass  
Privat terrass  
Förråd  
Badrum  
Dubbelglas  
Monterade garderober  
Förråd  
Fiberoptisk

### Åsikter

Hav  
Trädgård

### Slå samman

Privat  
Trädgård  
Privat

### Verktyg

Elektricitet  
Dricksvatten  
Fotovoltaiska solpaneler  
Soluppvärmning

### Orientering

Söder  
Sydöst  
Sydväst

### Miljö

Strandkant  
Nära havet  
Nära skolor  
Strandkant

### Möbler

Frivillig  
Säkerhet  
Larmsystem

### Kategori

Strandkant  
Lyx  
Samtida

### Klimatkontroll

Luftkonditionering  
U/f uppvärmning

### Skick

Nybyggnad

### Kök

Fullmonterad  
Parkering  
Garage  
Privat  
Täckt  
Mer än en