







### Villa in Marbella

€2,575,000

Ref: SP4340992

Marbella, Costa del Sol

LAS BRISAS GOLF, NUEVA ANDALUCIA MARBELLA Spacious modern villa with 3 out of the 5 en-suite bedrooms distributed on the ground floor, one of them being a cozy private lock-off with its own private entrance, perfect for additional guests coming to visit. On the same floor, you also have a brand new open plan German-made kitchen, a beautiful dining and living area completely furnished and ready to move in. It further features a real wooden fireplace, as well as underfloor heating throughout. Outside dining area and lounge, large outdoor pool in the lush landscaped garden, all completely private. Furthermore, this Villa has a state of art new Finnish Sauna, with direct access to the garden and pool. On the first floor, you have the final two bedrooms, both en-suite, one being the master...

# Gallery

















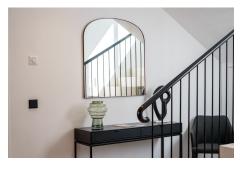














#### **Property Description**

Location: Marbella, Costa del Sol, Spain

LAS BRISAS GOLF, NUEVA ANDALUCIA

**MARBELLA** 

Spacious modern villa with 3 out of the 5 en-suite bedrooms distributed on the ground floor, one of them being a cozy private lock-off with its own private entrance, perfect for additional guests coming to visit.

On the same floor, you also have a brand new open plan German-made kitchen, a beautiful dining and living area completely furnished and ready to move in. It further features a real wooden fireplace, as well as underfloor heating throughout.

Outside dining area and lounge, large outdoor pool in the lush landscaped garden, all completely private. Furthermore, this Villa has a state of art new Finnish Sauna, with direct access to the garden and pool.

On the first floor, you have the final two bedrooms, both en-suite, one being the master that has direct access to a large terrace, offering view of the La Concha Mountain – a breathtaking sight to wake up to.

The Villa further features a large roof terrace to enjoy the sun in peace all throughout the day with unobstructed views over Las Brisas Golf course.

Solar panels for the hot water production.

Furniture package 185.000€

## **Additional Info**

For Sale	Beds: 5	Baths: 6
Type: Villa	Area: 448 m2	Land Area: 802 m2
Features: Covered Terrace, Fitted Wardrobes, Private Terrace, Solarium, Ensuite Bathroom, Double Glazing, Domotics, Fiber Optic	Setting: Close To Golf / Close To Shops / Close To Schools	Orientation: North / East
Condition: Excellent / Recently Renovated	Pool: Private	Climate Control: Air Conditioning / Hot A/C / Cold A/C / U/F Heating
Views: Mountain / Golf / Garden / Pool	Furniture: Fully Furnished	Kitchen: Fully Fitted
Garden: Private	Security: Alarm System	Parking: Covered / More Than One / Private
Utilities: Electricity / Drinkable Water	Category: Golf / Holiday Homes / Investment / Luxury / Resale / Contemporary	

### **FloorPlans**

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