

## 6 soverom Villa til salgs i Nueva Andalucia, Málaga

4.100.000€



NUEVA ANDALUCIA ... 6 Bedroom, 7 bathroom Villa

FREE Notary fees exclusively when you purchase a new property with MarBanus Estates

This exceptional modern property is located in the heart of Nueva Andalucía, steps away from the renowned Los Naranjos golf club and a short drive from Puerto Banús and Marbella Golden Mile. The residence spans across three levels, sitting on a generous 1,420m<sup>2</sup> plot and boasts a stunning manicured garden.





The main entrance level boasts a welcoming foyer with a guest powder room, an expansive living room with an integrated dining area and an open-plan, fully equipped kitchen complete with Miele appliances. This level also features two generously sized bedrooms, each with its own private en-suite bathroom.

The upper level of the home offers two additional bedrooms, including a luxurious master bedroom with dedicated dressing and lounge areas for added comfort and convenience. The master bedroom opens up to an ample terrace that provides sweeping views of the surrounding area.

The basement level is versatile and includes a laundry room, a cosy TV lounge, a Turkish bath, ample storage space, staff quarters equipped with a kitchen and bathroom, a private guest suite with its own bathroom and a spacious five-car garage.

The outdoor spaces are both extensive and adaptable, featuring inviting porches, expansive terraces, well-manicured gardens, a barbecue area and a substantial saltwater swimming pool, offering numerous options for leisure and entertainment.

Additional amenities include air conditioning, underfloor heating throughout, a home automation system for controlling curtains, lighting, music and security systems, high quality Porcelanosa flooring, as well as efficient heating

- |   |   |  |
|---|---|--|
|  6 soverom                          |  7 bad |  978m <sup>2</sup> Bygg størrelse |
|  1.420m <sup>2</sup> Tomtestørrelse | <input checked="" type="checkbox"/> Close To Golf   | <input checked="" type="checkbox"/> Close To Shops   |
| <input checked="" type="checkbox"/> Close To Town   | <input checked="" type="checkbox"/> Close To Schools                                      | <input checked="" type="checkbox"/> South East   |
| <input checked="" type="checkbox"/> East  | <input checked="" type="checkbox"/> South   | <input checked="" type="checkbox"/> Excellent  |
| <input checked="" type="checkbox"/> Private Pool  | <input checked="" type="checkbox"/> Air Conditioning                                      | <input checked="" type="checkbox"/> Hot A/C  |
| <input checked="" type="checkbox"/> Cold A/C  | <input checked="" type="checkbox"/> Garden  | <input checked="" type="checkbox"/> Pool   |
| <input checked="" type="checkbox"/> Covered Terrace   | <input checked="" type="checkbox"/> Near Transport  | <input checked="" type="checkbox"/> Storage Room   |
| <input checked="" type="checkbox"/> Ensuite Bathroom  | <input checked="" type="checkbox"/> Private Terrace                                       | <input checked="" type="checkbox"/> Double Glazing   |