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Katrin Estates

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Villa in Nueva Andalucía

Reference: R4594183

Bedrooms: 6

Bathrooms: by request

M²: 645

Price: 4,995,000 €

Status: Sale

Property Type: Villa

Parking places: by request

Printing day : 7th September 2026

Overview:This luxurious villa is located in the prestigious residential area of Parcelas del Golf, Nueva Andalucia. Situated next to the renowned Las Brisas Golf course, this property offers a truly privileged location. The villa is part of a gated community with 24-hour security, ensuring privacy and tranquility for its residents. With its southwest facing orientation, the villa enjoys abundant natural light throughout the day. The villa will offer a spacious built area of 645m², providing ample space for comfortable living. Featuring 6 bedrooms, 6 bathrooms, with 1 bedroom with bathroomon the ground floor offering privacy and convenience for all occupants. The property also includes an additional guest toilet for added convenience. Designed to the highest modern standards, this contemporary-style villa will offer a range of impressive features. The open plan layout seamlessly connects the living and dining areas with a fully fitted kitchen, creating a perfect space for entertaining guests. For those who value their fitness and well-being, the villa will offer a gym where residents can exercise and stay in shape without leaving the comfort of their home, as well as also featuring a storage room, ensuring ample space for storing personal belongings. The villa will be equipped with modern amenities such as a security entrance, double glazing, and a lift that provides easy access to all floors, including the roof terrace. The private terrace offers stunning views of the garden and pool area, creating a serene and relaxing environment. The villa is set on a generous plot of 1,130m², providing ample outdoor space for residents to enjoy. The private garden and pool area offer a tranquil retreat where residents can unwind and soak up the sun. The villa will also include a covered terrace, perfect for al fresco dining and enjoying the pleasant climate of Marbella. In terms of location, this villa is ideally situated within walking distance of all amenities, ensuring convenience and easy access to everyday necessities. It is also close to children's playgrounds, the sea/beach, and golf courses, making it an ideal choice for families and golf enthusiasts. Additionally, the villa is in close proximity to shops, town centers, ports, and schools, providing easy access to a range of services and facilities. This turnkey villa project offers the perfect opportunity to own a luxurious and contemporary home in one of Marbella's most sought-after locations. With its exceptional features, prime location, and high-quality construction, this villa is truly a dream property.

Features:

New development, Pool, Private garden, Lift, Parking, Luxury