



# Detached Villa for sale in Nueva Andalucía, Marbella

8,900,000 €

Reference: R4604035 Bedrooms: 7 Bathrooms: 9 Plot Size: 2,548m<sup>2</sup> Build Size: 726m<sup>2</sup> Terrace: 922m<sup>2</sup>





## Costa del Sol, Nueva Andalucía

This fantastic villa is situated in the exclusive area of La Cerquilla, Nueva Andalucía, with breathtaking views to both sea and the iconic mountain La Concha.

Puerto Banús, one of the most recognized luxury ports in the world is only a 10 min. drive away.

Here you will find a wide range of high fashion shopping, restaurants, beaches, beach clubs and buzzing nightlife all year round.

With over 300 sunny days a year this is the place to live that most people dream about.

The huge terrace with swimming pool, jacuzzi and tennis court is perfect for entertaining, and relaxing.

The interior of the villa consists of:

6 ensuite bedrooms

1 guest toilet

1 staff/guest flat with bedroom, living room, kitchenette and ensuite bathroom on the ground floor.

The ground floor also consists of a living area, wine room, technical rooms and a big garage for 3 or 4 cars

Sun panels provide for the heating of the swimming pool and also the underfloor heating throughout the house.

This villa is a fantastic investment opportunity for the future and a "must see"



## Features:

### Features

Covered Terrace  
Ensuite Bathroom  
Marble Flooring  
Double Glazing  
Utility Room  
Barbeque  
Staff Accommodation  
Jacuzzi  
Tennis Court

### Views

Sea  
Mountain  
Panoramic

### Pool

Private

### Garden

Private

### Utilities

Solar water heating

### Orientation

South

### Setting

Close To Golf  
Close To Sea

### Furniture

Part Furnished

### Security

Gated Complex

### Category

Investment  
Luxury  
Golf

### Climate Control

Air Conditioning  
Fireplace  
U/F Heating

### Condition

Excellent

### Kitchen

Fully Fitted

### Parking

Garage