

Reference: R5211730



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Detached Villa in Nueva Andalucía

Price **€ 9,000,000**

Bedrooms	7
Bathrooms	8
Build Size	834 m ²
Terrace	573 m ²
Plot Size	5755 m ²

SETTING

- ✓ Commercial Area
- ✓ Close To Golf
- ✓ Close To Port
- ✓ Close To Shops
- ✓ Close To Sea
- ✓ Close To Marina

ORIENTATION

- ✓ South East

CONDITION

- ✓ Good

CLIMATE CONTROL

- ✓ Air Conditioning
- ✓ Fireplace

VIEWS

- ✓ Mountain
- ✓ Panoramic
- ✓ Garden
- ✓ Pool

FEATURES

- ✓ Covered Terrace
- ✓ Fitted Wardrobes
- ✓ Near Transport
- ✓ Private Terrace
- ✓ Satellite TV
- ✓ Tennis Court
- ✓ Guest Apartment
- ✓ Storage Room
- ✓ Utility Room
- ✓ Ensuite Bathroom
- ✓ Wood Flooring
- ✓ Marble Flooring
- ✓ Barbeque
- ✓ Double Glazing
- ✓ Staff Accommodation

FURNITURE

- ✓ Fully Furnished

KITCHEN

- ✓ Fully Fitted

GARDEN

- ✓ Private

SECURITY

- ✓ Gated Complex
- ✓ Electric Blinds
- ✓ Alarm System

PARKING

- ✓ Garage
- ✓ Covered
- ✓ More Than One
- ✓ Private

UTILITIES

- ✓ Electricity
- ✓ Drinkable Water

CATEGORY

- ✓ Investment
 - ✓ Luxury
 - ✓ Resale
-

Attention investors/developers. Exclusive property in a privileged location that makes it unique on the market, just 200 metres from Puerto Banús.

Large villa in good condition, with a total built area of 834 m² plus 573 m² of terraces and porches on a plot of 4,348 m². Built in 1981. East facing. The main building consists of a large entrance hall, guest toilet, large double-height living room, separate dining room, kitchen, sitting room with access to the terrace, a bedroom with en-suite bathroom with separate access and service access. The upper floor comprises a sitting room, a second bedroom with access to a balcony and en-suite bathroom, a third bedroom with en-suite bathroom, a fourth bedroom with access to a terrace with magnificent views of La Concha and the sea, and a large master suite comprising a bedroom, dressing room, large bathroom and terrace with views. Large parking area and garage for 5 vehicles. Other buildings consist of a garage for one vehicle, a bedroom with bathroom for the driver, a bedroom with bathroom for the staff, and a laundry room. Large barbecue area with a large covered terrace. Infinity pool. Paddle tennis court. Beautiful gardens with a large number of trees.

The plot is classified as consolidated urban land, SUC, and rated as UE-4 Detached Single-Family, with a minimum plot size of 1,000 m² and a buildable area of 30%. Due to the high price of real estate in the area, this property is sure to yield significant profits for investors/developers who wish to build up to four villas.

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GALLERY







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