

# Detached Villa in Nueva Andalucía

Price € 3,980,000

Bedrooms	4
Bathrooms	5
Build Size	710 m <sup>2</sup>
Terrace	147 m <sup>2</sup>
Plot Size	1865 m <sup>2</sup>

## SETTING

- ✓ Close To Golf
- ✓ Close To Port
- ✓ Close To Shops
- ✓ Close To Town

## ORIENTATION

- ✓ South West

## CONDITION

- ✓ New Construction

## POOL

- ✓ Private
- ✓ Heated

## CLIMATE CONTROL

- ✓ Hot A/C
- ✓ Cold A/C
- ✓ U/F Heating

## VIEWS

- ✓ Garden
- ✓ Pool

## FEATURES

- ✓ Covered Terrace
- ✓ Fitted Wardrobes
- ✓ Near Transport
- ✓ Private Terrace
- ✓ Storage Room
- ✓ Utility Room
- ✓ Ensuite Bathroom
- ✓ Barbeque
- ✓ Double Glazing
- ✓ Domotics
- ✓ Basement

## KITCHEN

- ✓ Fully Fitted
- ✓ Kitchen-Lounge

## GARDEN

- ✓ Private
- ✓ Landscaped

## SECURITY

- ✓ Gated Complex
- ✓ Entry Phone
- ✓ Alarm System

## PARKING

- ✓ Underground
- ✓ Garage
- ✓ More Than One
- ✓ Private
- ✓ EV charge point

## UTILITIES

- ✓ Electricity
- ✓ Telephone

## CATEGORY

- ✓ Luxury
  - ✓ New Development
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New Development: Prices from €3,980,000 to €3,980,000. [Bedrooms: 4] [Bathrooms: 5] [Built size: 710m2].

### Relaxed Mediterranean Luxury in Marbella's Prestigious Golf Valley

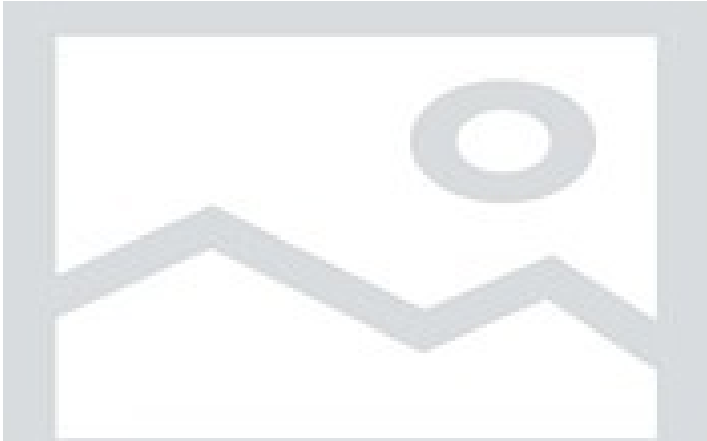
Located next to Puerto Banús, Nueva Andalucía is one of Marbella's most exclusive residential areas. It offers excellent infrastructure, with international schools such as Aloha College, shopping centers, restaurants, and top-quality services. Known as the "Golf Valley," it is home to prestigious courses like Las Brisas, Aloha, and Los Naranjos - a peaceful and well-connected environment, ideal for families and golf enthusiasts.

Within this privileged setting lies a beautifully designed, single-level villa. Featuring 4 spacious bedrooms and a layout crafted to embrace the Mediterranean lifestyle, the property invites you to unwind, soak up the sun, and enjoy serene moments by the private pool or in the chill-out area—perfect for warm summer evenings and golden sunsets. Construction is planned to finish at the beginning of 2026.

The home is all about modern comfort and custom living. Set on a generous plot with spacious terraces, landscaped gardens, private pool, and a chill-out area, it offers year-round outdoor enjoyment. An underground garage and a large customizable basement provide flexibility, allowing each family to tailor the space to their needs - whether it's a home cinema, gym, or entertainment room.

[View Property Online](#)

# GALLERY







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