

**Detached Villa for sale in Marbella, Marbella****3,895,000 €**Reference: R4801192   Bedrooms: 6   Bathrooms: 6   Plot Size: 847m<sup>2</sup>   Build Size: 562m<sup>2</sup>   Terrace: 180m<sup>2</sup>



## Costa del Sol, Marbella

PROJECT AND LICENSES APPROVED - OFF-PLAN LUXURY ECOLOGICAL VILLA IN MARBESA, MARBELLA, SECOND LINE OF THE BEACH WITH SEA VIEWS This property will be built on 3 floors with a PVE panoramic elevator consisting of an entrance hall, 3 bedrooms with ensuite bathrooms, and a garden with a pool , a few trees and scrubs and a pool. On the first floor, we have the guest toilet, a fully fitted kitchen with all appliances, a living-dining area, the master bedroom with an ensuite bathroom and dressing, and a heated pool. In the basement, there is a big garage, a laundry room fitted with cabinets, a worktop, a sink, a cinema room, 2 bedrooms with a shared bathroom (possibility to add a second bathroom), an installation room, and a distributor. The sunroof has a pergola with a sitting area, BBQ area, and Jacuzzi. Photos of bathrooms and the kitchen are just examples; the final choice will be that of the client! Example of some of the specifications - Interior and exterior floor tiles from GRESPANIA 600x600 or 800X800 or 1200x1200 (Depends on chosen tile) - Bathroom walls with COVERLAM plates (GRESPANIA) 2700X1200 - Bathrooms from ROCA - GEBERIT - VILLEROY-BOCH - Aerothermia/airconditioning - PVE elevator (NO MAINTENANCE) - Underfloor heating in the full villa - Ceiling high windows with a sunken track, 5+5/chamber/4+4 - Invisible ceiling-high doors - Fully fitted kitchen with aluminum frame doors and covered with COVERLAM - Island with COVERLAM no visible joints - White goods from BOSCH or AEG - Heated pool - Shutters in the downstairs bedrooms - Solar panels and 2 lithium batteries of 10kW - Car charger - LED lights in the driveway to the garage and entrance to the villa - Dusk till downlights - Motorised entrance gate and driveway gate We are a construction company, Key-in-Hand, that can design and construct any possibility you can think of. If you do not see a design of us that you like we design a totally new villa for you according to your ideas and input.



## Features:

Features	Climate Control	Views
Covered Terrace	Pre Installed A/C	Sea
Lift	Cold A/C	Panoramic
Near Transport	Hot A/C	Garden
Private Terrace	U/F Heating	Pool
Storage Room	U/F/H Bathrooms	Urban
Ensuite Bathroom		
Double Glazing		
Fitted Wardrobes		
Solarium		
WiFi		
Gym		
Utility Room		
Jacuzzi		
Barbeque		
Domotics		
Basement		
Fiber Optic		
Access for people with reduced mobility		
Setting	Condition	Pool
Beachside	New Construction	Heated
Close To Golf		Private
Close To Port		
Urbanisation		
Close To Sea		
Close To Town		
Close To Schools		
Beachfront		
Town		
Marina		
Furniture	Kitchen	Garden
Optional	Fully Fitted	Private
	Kitchen-Lounge	
Security	Parking	Utilities
Alarm System	Underground	Electricity
Electric Blinds	Garage	Drinkable Water
Entry Phone	Private	Telephone
Safe	Covered	Photovoltaic solar panels
	More Than One	Solar water heating
Category		
Investment		
Beachfront		
Luxury		
Off Plan		



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With Planning Permission  
Contemporary  
New Development