



## Contemporary "Smart Home" in Nueva Andalucía, Marbella

**Price: 990,000 €**

Reference1: LS50061   Bedrooms: 4   Bathrooms: 4   Plot Size: 0m<sup>2</sup>   Build Size: 231m<sup>2</sup>   Terrace: 50m<sup>2</sup>





## Location: Nueva Andalucía

Contemporary house for sale in the prestigious Nueva Andalucía area of Marbella, just moments from the renowned Los Naranjos Golf Course and a 10-minute drive from the iconic Puerto Banus. This exceptional property has been completely renovated, showcasing meticulous attention to detail and the finest materials.

The house offers four spacious double bedrooms, each designed for optimal comfort. The layout includes a guest bedroom on the ground floor, along with three additional bedrooms, all featuring en-suite bathrooms and built-in wardrobes. The bathrooms are equipped with luxurious amenities, including large walk-in showers, a freestanding bathtub in one, bidets, and high-tech features such as smart speakers in the first-floor bathrooms.

Modern conveniences enhance the living experience, with QLED TVs in every bedroom and the living room. The intelligent lighting system features LED fixtures with double and triple controls, presence sensors, and smart ignition for the staircase. Exterior garden lighting is also LED-equipped with day and night sensors for added efficiency.

The meticulously designed kitchen boasts top-of-the-line appliances from the Klarstein Germany range, custom-made cabinetry, and premium finishes. Interior doors, including the entrance door, are made from laminated wood for durability and security, offering access via key, card, or fingerprint recognition.

For year-round comfort, the property features advanced heating and cooling systems, including ceiling-mounted units on the ground and first floors, individually controllable underfloor heating in each room, and radiators in the attic. An LG air conditioner provides additional climate control options.

To ensure water quality, a salt-based water softening system is installed to prevent limescale deposits. Outdoor amenities include communal pool and gardes, two private parking spaces, one within a covered garage and the other conveniently located near the entrance.

## Features:

Features	Orientation	Climate Control
Private Terrace	South West	Air Conditioning
Ensuite Bathroom	North East	U/F Heating
Marble Flooring		
Double Glazing		
Fitted Wardrobes		
Utility Room		
Solarium		
Views	Setting	Condition
Mountain Views	Close To Golf	Excellent
	Urbanisation	Recently Renovated
	Close To Sea	
	Close To Town	
	Close To Schools	
Pool	Furniture	Kitchen
Communal Pool	Fully Furnished	Fully Fitted
Garden	Security	Parking
Communal Garden	Gated Complex	Private Covered
Category		



Investment  
Golf  
Bargain