



Exceptional modern property situated in the heart of  
Nueva Andalucía

Price: 4,100,000 €

Reference1: LS50054 Bedrooms: 6 Bathrooms: 7 Plot Size: 1,420m<sup>2</sup> Build Size: 660m<sup>2</sup> Terrace: 318m<sup>2</sup>





## Location: Nueva Andalucía

This exceptional modern property is situated in the heart of Nueva Andalucía, just steps away from the renowned Los Naranjos golf club and a short drive from Puerto Banús and the Marbella Golden Mile. The residence spans three levels on a generous 1,420m<sup>2</sup> plot, featuring a stunning, manicured garden. The main entrance level welcomes you with a foyer and a guest powder room. It boasts an expansive living room with an integrated dining area and an open-plan, fully equipped kitchen with Miele appliances. This level also includes two generously sized bedrooms, each with its own en-suite bathroom. The upper level of the home offers two additional bedrooms, including a luxurious master suite with dedicated dressing and lounge areas for added comfort and convenience. The master bedroom opens to a spacious terrace that provides sweeping views of the surrounding area. The versatile basement level includes a laundry room, a cozy TV lounge, a Turkish bath, ample storage space, staff quarters with a kitchen and bathroom, a private guest suite with its own bathroom, and a spacious five-car garage. The extensive outdoor spaces feature inviting porches, expansive terraces, manicured gardens, a barbecue area, and a substantial saltwater swimming pool, offering numerous options for leisure and entertainment. Additional amenities include air conditioning, underfloor heating throughout, a home automation system for controlling curtains, lighting, music, and security systems, high-quality Porcelanosa flooring, and efficient heating and cooling solutions, making this property an ideal contemporary oasis.

## Features:

### Features

Barbeque  
Basement

### Views

Sea Views  
Mountain Views

### Kitchen

Fully Fitted

### Parking

Garage  
Private  
More Than One

### Orientation

South East

### Setting

Close To Golf  
Close To Sea  
Close To Shops  
Close To Town

### Garden

Private Garden

### Climate Control

Air Conditioning  
U/F Heating

### Pool

Private Pool

### Security

Alarm System