

VILLA GARDENIAS, luxury villa with the beach on your dorstep.

Price: 25,500 - 25,500 €













## Location: Nueva Andalucía

You're just a five-minute walk from the world-famous Puerto Banús, which means luxury boutiques, award-winning restaurants, and golden beaches are practically in your own backyard. The main living area is thoughtfully designed for both everyday living and entertaining. Large sliding doors open onto covered terraces and a landscaped garden, where a private pool is framed by greenery and natural light. Inside, the flow between the kitchen, dining, and lounge spaces makes the home feel connected and social, yet never crowded. - South-facing - New build - Panoramic sea and mountain views - Private pool and garden - Fully furnished - Air conditioning - Private parking - Alarm system & electric blinds -Partially fitted kitchen with kitchen-lounge layout - Smart home system (domotics) - Lift - Sauna - Wine cellar - Cinema room Upstairs, three tranquil bedrooms — each with access to outdoor space — offer privacy and comfort, with en-suite bathrooms and a soft, natural palette throughout. The master suite enjoys a private terrace, ideal for slow mornings or warm evenings under the stars. Above it all, a spacious rooftop terrace offers a peaceful escape with panoramic views. Whether used for sunbathing, entertaining, or simply enjoying the quiet, it adds a sense of openness that defines the entire property. A generous lower level includes private parking and additional space ready to be tailored to your needs - a cinema, sauna or guest quarters. Every part of the home has been designed with balance in mind: function meets elegance, modernity meets warmth. Just minutes from golf courses, international schools, and the lifestyle of Puerto Banús, Villa Gardenias is a rare blend of contemporary style and laid-back charm - a private retreat with everything close at hand.

## **Features:**

Features	Orientation	Climate Control
Covered Terrace	South	Air Conditioning
Lift		
Near Transport		

Private Terrace
Satellite TV
Storage Room
Double Glazing
Fitted Wardrobes
Utility Room

Jacuzzi Barbeque

Domotics

Basement

Sauna

Views	Setting	Condition
Sea Views	Close To Golf	New Build
Mountain Views	Close To Port	

Mountain Views
Close To Port
Panoramic Views
Close To Sea
Country Views
Close To Shops
Garden Views
Close To Town
Pool Views
Close To Schools

**Urban Views** 

PoolFurnitureKitchenPrivate PoolFully FurnishedPartially FittedKitchen-LoungeKitchen-Lounge

GardenSecurityParkingPrivate GardenAlarm SystemPrivate



**Category** Luxury Electric Blinds