

## Sales - House - Marbella

# 1.795.000€

Marbella

House



4



4



499 m2



580 m2

Luxury villa next to El Campanario Golf & Country Club in Estepona with its clubhouse, golf course, restaurant, chill out bar, gym, outdoor and indoor pools, Jacuzzi, sauna, hammam, spa, tennis and paddle courts. A quiet area but only a short drive to the beaches and San Pedro de Alcántara and Puerto Banus. This spacious new built villa comprises a basement, ground floor, first floor, solarium and covered terraces. The design is modern, bright and luminous with floor to ceiling glass windows maximizing the light and creating a seamless effect between indoor and outdoor spaces. The lounge includes a fireplace, fully fitted kitchen and equipped with high-end appliances as are the fittings in the bathrooms. The first floor offers underfloor heating, 3 bedrooms with bathroom en-suite. The basement comes with one bedroom and bathroom, Hammam, laundry and ironing room, bodega and kitchen bar. The Garage has space for 2 cars. The villa complies with all the latest energy sustainability techniques and of high-quality construction and interior design. Include home automation systems to control not only energy but also the security systems. Also included are hot/cold air conditioning, CCTV, video entry system, and pre-installation for a lift. In the garden, there is an automatic irrigation system and pre-installation of decorative lighting.

### Setting

- ✓ Town
- ✓ Port
- ✓ Close To Port
- ✓ Close To Shops
- ✓ Close To Sea
- ✓ Close To Town
- ✓ Close To Schools
- ✓ Close To Marina

### Climate Control

- ✓ Air Conditioning

### Kitchen

- ✓ Fully Fitted

### Utilities

- ✓ Electricity

### Orientation

- ✓ East
- ✓ South

### Views

- ✓ Sea
- ✓ Mountain
- ✓ Country
- ✓ Panoramic
- ✓ Garden
- ✓ Street

### Garden

- ✓ Private

### Category

- ✓ Luxury

### Condition

- ✓ Excellent

### Features

- ✓ Covered Terrace
- ✓ Fitted Wardrobes
- ✓ Near Transport
- ✓ Private Terrace
- ✓ Solarium
- ✓ WiFi
- ✓ Utility Room
- ✓ Ensuite Bathroom
- ✓ Jacuzzi
- ✓ Double Glazing
- ✓ Staff Accommodation

### Security

- ✓ Electric Blinds
- ✓ Entry Phone
- ✓ Alarm System
- ✓ Safe

### Pool

- ✓ Private

### Furniture

- ✓ Fully Furnished

### Parking

- ✓ Underground
- ✓ Garage
- ✓ Covered
- ✓ Street
- ✓ More Than One
- ✓ Private























