

## Sales - House - Marbella

**3.200.000€**



**Ref.-ID: MIBGR5245633**

**Marbella**

**House**



**5**



**5**



**595 m<sup>2</sup>**



**1025 m<sup>2</sup>**

Exclusive Turnkey Villa Project in Xarblanca, Marbella. Introducing an exceptional off-plan turnkey villa project in the highly sought-after residential area of Xarblanca, Marbella. This contemporary luxury residence has been meticulously designed to combine modern architecture, advanced technology, and a seamless indoor-outdoor living experience. Set on a generous 1,025 m<sup>2</sup> plot, the villa will offer 595 m<sup>2</sup> of built area distributed across two levels, along with an expansive 541 m<sup>2</sup> solarium featuring spectacular mountain and sea views. The project includes 5 spacious bedrooms and 5 beautifully designed bathrooms, as well as an elegant open-plan, fully fitted kitchen integrated into bright and airy living spaces. Planned features of this turnkey project include: Private heated swimming pool Landscaped private garden Underfloor heating throughout Aerothermal system Solar panels for enhanced energy efficiency A/C with heating Private elevator Garage for 2 cars Designed to deliver the highest standards of comfort and sophistication, this future villa promises an exceptional lifestyle in one of Marbella's most desirable locations. A perfect opportunity to secure a state-of-the-art home before construction begins.

**Setting**  
 Close To Shops

**Orientation**  
 South  
 West

**Condition**  
 New Construction

**Pool**  
 Private  
 Heated

**Climate Control**  
 Air Conditioning  
 U/F Heating

**Views**  
 Sea  
 Mountain

**Features**  
 Near Transport  
 Private Terrace  
 Storage Room  
 Double Glazing

**Furniture**  
 Not Furnished

**Kitchen**  
 Fully Fitted

**Garden**  
 Private

**Parking**  
 Garage

**Utilities**  
 Electricity  
 Drinkable Water

**Category**  
 Off Plan