MIBGROUP.ES

**Sales - House - Benahavís**

**2.000.000€**

**www.mibgroup.es**
**+34 662 58 96 58**
**info@mibgroup.es**











**Ref.-ID: MIBGR5494684** **Benahavís** **House**

**3** **2.5** **211 m2** **631 m2**

PANORAMIC SEA VIEWS - BRAND-NEW VILLA FOR SALE IN BENAHAVÍS - GATED COMMUNITY Welcome to Villa Romero, a brand-new, fully furnished 3-bedroom, 3-bathroom villa offering effortless single-level living with uninterrupted panoramic sea views, set within a gated villa community nestled in the hills of lower Benahavís, sitting within the triangle formed by Marbella, Estepona and the mountain village of Benahavís. The villa itself comprises 3 bedrooms and 3 bathrooms, with floor-to-ceiling glass windows that dissolve the boundary between indoor and outdoor living, opening seamlessly onto sun-drenched terraces. At its heart is a stunning private swimming pool finished in exquisite Sukabumi porcelain tiling, framed by lush, landscaped gardens, a private oasis for relaxation and entertaining. Every detail has been considered: independent underfloor heating by water throughout, with electric underfloor heating in the bathrooms, and full air-conditioning with hot and cold settings. The fully equipped kitchen is fitted with premium Siemens appliances and sleek ceramic worksurfaces, while the bathrooms showcase luxurious Villeroy & Boch fittings with Grohe taps. Set amid a unique development that embraces its natural, organic surroundings, the community offers a genuine "lock and leave" concept, with a community fee covering 24 hour security, maintenance of the stunning grounds set among an abundance of olive trees, exclusive use of the Club House including a heated indoor pool, fully equipped gym, office space and sauna, plus full maintenance of your own private garden and pool. It is a rare combination of total privacy and effortless living, equally perfect as a secure lock-up-and-go second home or as a full-time, all-round residence, and set only 5 minutes from the blue-flagged beaches of the Costa del Sol and 7 minutes from Puerto Banús, with Marbella and Estepona both within easy reach. This is a rare opportunity to own a turnkey, move-in-ready villa combining contemporary design, five-star specification, breathtaking panoramic sea views and genuine lock-and-leave community living, all within a private, gated setting close to Marbella, Puerto Banús and Estepona.

**Setting**
- ✔ Close To Golf
- ✔ Close To Town
- ✔ Close To Schools

**Orientation**
- ✔ South Facing

**Condition**
- ✔ Excellent Condition
- ✔ New Construction

**Pool**
- ✔ Private Pool
- ✔ Indoor Pool

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

**Views**
- ✔ Sea Views
- ✔ Mountain Views
- ✔ Panoramic Views

**Features**
- ✔ Covered Terrace
- ✔ Private Terrace
- ✔ Gym
- ✔ Sauna
- ✔ Utility Room
- ✔ Ensuite Bathroom

**Furniture**
- ✔ Fully Furnished

**Kitchen**
- ✔ Kitchen-Lounge

**Garden**
- ✔ Private Garden

**Security**
- ✔ Gated Complex
- ✔ 24 Hour Security

**Parking**
- ✔ Multiple Parking Spaces
- ✔ Private Parking

**Category**
- ✔ Luxury