



**Sales - House - The Golden Mile
4.500.000€**

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Ref.-ID: MIBGR4295473

The Golden Mile

House

Community: 33,600 EUR / year

IBI: 4,274 EUR / year



3



4



447 m²



314 m²

This magnificent Villa is located in a gated and secured residence of 12 Villas on the luxurious Marbella Golden Mile. It is ideal for those who seek comfort and luxury of one of the most prestigious areas of the entire Mediterranean region. Villa was built in 2023. The beautifully built Villa on 4 levels offers high quality, stylish and bright living room open to the large and elegant terrace with stunning panoramic views towards the sea. All 2 bedroom suites include floor-to-ceiling windows, oak flooring, Porcelanosa marble and hardware throughout, showcasing an elegant and refined modern style. A sleek minimalist kitchen has integrated Gaggenau appliances. All 4 levels are connected by a modern elevator. Terraces leading out to a private area of garden - as well as having access to the beautifully landscaped communal gardens and swimming pool. Roof terrace with private swimming pool and outdoor cinema. A customizable basement provides ample space for an additional third bedroom, a home gym or room for any other use, such as an office. Underground parking for 4 cars. It is facing south-west, admires spectacular views of the Mediterranean Sea, Puerto Banus marina and has the legendary La Concha Mountain as a background. Surrounded with high-end properties of the Golden Mile, this perfectly executed contemporary property is just 250 meters away from the sandy beach and an array of amenities, well-known restaurants and bars, 5-star iconic hotels like Puente Romano, designer boutiques, shops and supermarkets. Unique opportunity to own a contemporary villa - one of just 12 - with panoramic sea views set on the world-famous Golden Mile!

Setting	Orientation	Condition	Pool
<input checked="" type="checkbox"/> Town <input checked="" type="checkbox"/> Commercial Area <input checked="" type="checkbox"/> Beachside <input checked="" type="checkbox"/> Close To Port <input checked="" type="checkbox"/> Close To Shops <input checked="" type="checkbox"/> Close To Sea <input checked="" type="checkbox"/> Close To Schools <input checked="" type="checkbox"/> Close To Marina <input checked="" type="checkbox"/> Urbanisation	<input checked="" type="checkbox"/> South <input checked="" type="checkbox"/> South West	<input checked="" type="checkbox"/> Excellent <input checked="" type="checkbox"/> New Construction	<input checked="" type="checkbox"/> Communal <input checked="" type="checkbox"/> Private <input checked="" type="checkbox"/> Heated
Climate Control	Views	Features	Furniture
<input checked="" type="checkbox"/> Air Conditioning <input checked="" type="checkbox"/> U/F Heating <input checked="" type="checkbox"/> U/F/H Bathrooms	<input checked="" type="checkbox"/> Sea <input checked="" type="checkbox"/> Panoramic <input checked="" type="checkbox"/> Garden <input checked="" type="checkbox"/> Pool	<input checked="" type="checkbox"/> Covered Terrace <input checked="" type="checkbox"/> Lift <input checked="" type="checkbox"/> Fitted Wardrobes <input checked="" type="checkbox"/> Near Transport <input checked="" type="checkbox"/> Private Terrace <input checked="" type="checkbox"/> Solarium <input checked="" type="checkbox"/> Storage Room <input checked="" type="checkbox"/> Utility Room <input checked="" type="checkbox"/> Ensuite Bathroom <input checked="" type="checkbox"/> Marble Flooring <input checked="" type="checkbox"/> Double Glazing <input checked="" type="checkbox"/> Domotics <input checked="" type="checkbox"/> Basement	<input checked="" type="checkbox"/> Not Furnished
Kitchen	Garden	Security	Parking
<input checked="" type="checkbox"/> Fully Fitted	<input checked="" type="checkbox"/> Communal <input checked="" type="checkbox"/> Private	<input checked="" type="checkbox"/> Gated Complex <input checked="" type="checkbox"/> Entry Phone	<input checked="" type="checkbox"/> Underground <input checked="" type="checkbox"/> More Than One <input checked="" type="checkbox"/> Private
Category			
<input checked="" type="checkbox"/> Bargain <input checked="" type="checkbox"/> Beachfront <input checked="" type="checkbox"/> Holiday Homes <input checked="" type="checkbox"/> Investment <input checked="" type="checkbox"/> Luxury <input checked="" type="checkbox"/> Reduced <input checked="" type="checkbox"/> Contemporary			

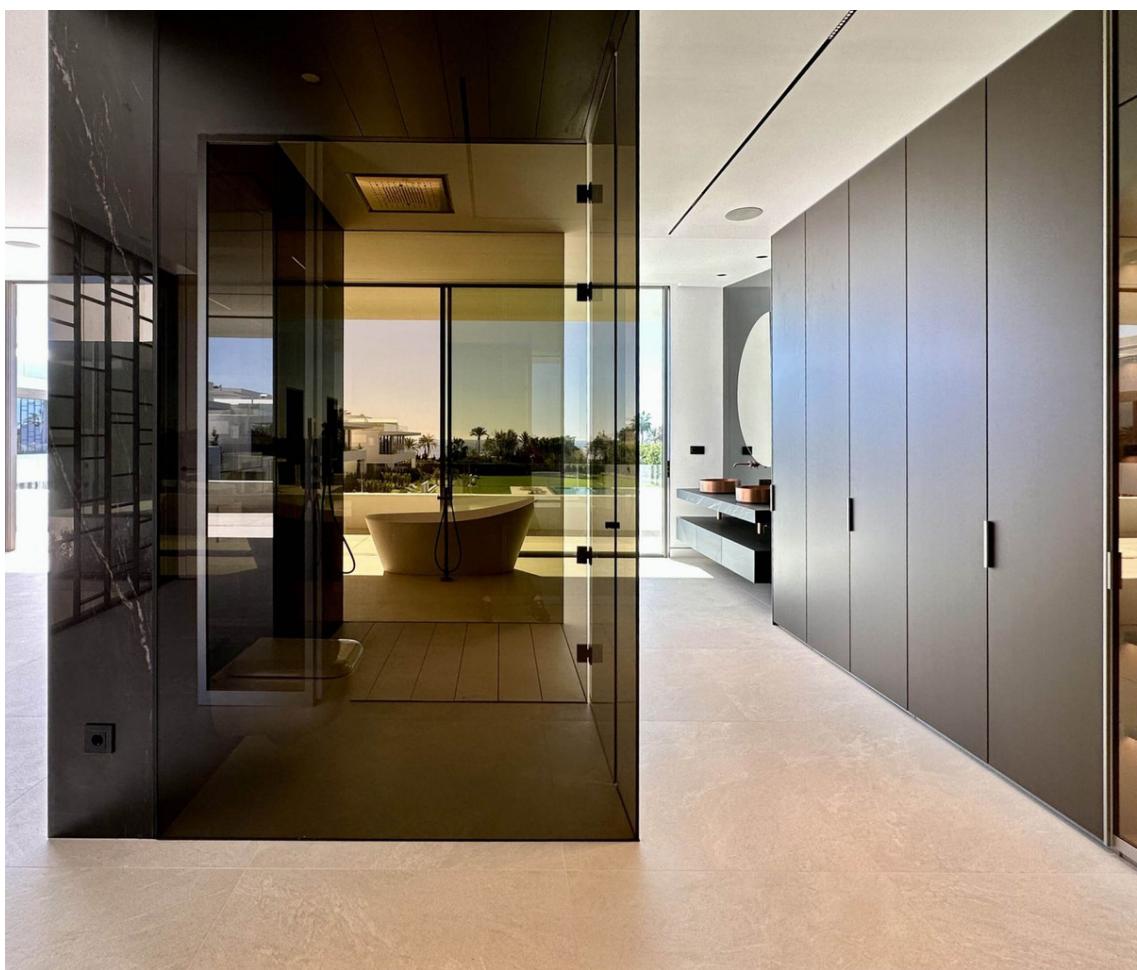


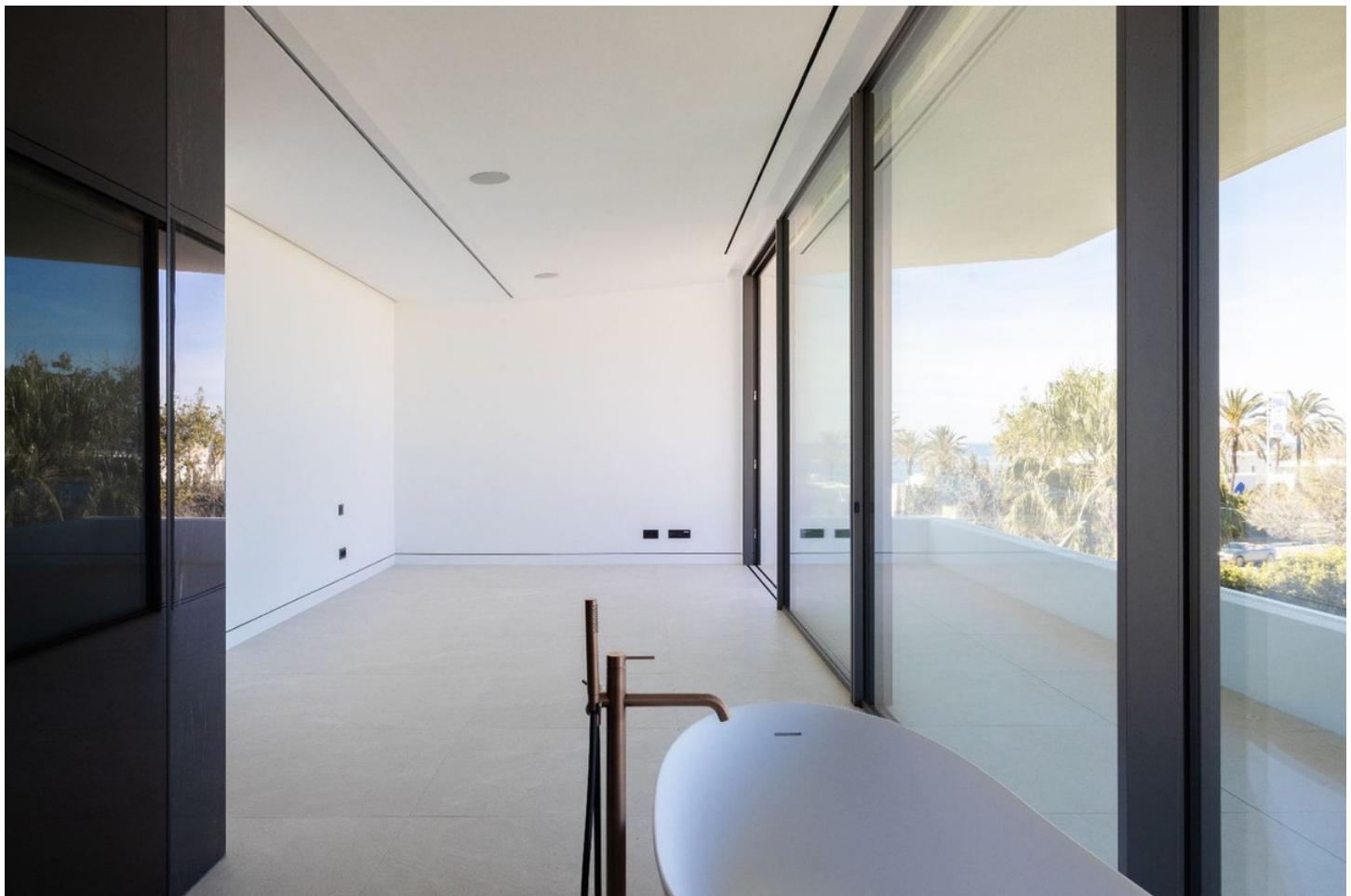














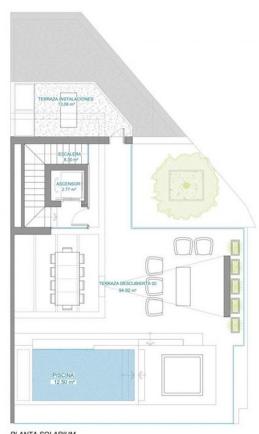












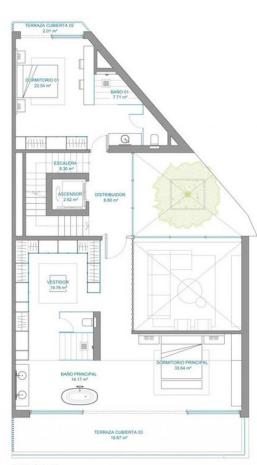
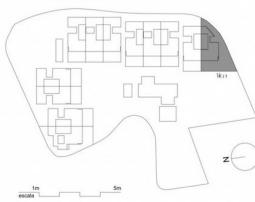
Villa: 1

SUP. CONSTRUIDA

Cerrada vivienda:	268,80 m ²
Terraza:	251,13 m ²
Terraza Instalaciones:	14,49 m ²
Comunes:	2,58 m ²
Sótano privado:	103,68 m ²
Aparcamiento:	75,14 m ²
SUP. TOTAL CONSTRUIDA:	716,22 m²
Sup. Jardín:	282,39 m ²
Hall Entrada Exterior:	31,21 m ²
TOTAL:	1.029,82 m²

Sup. Util según Real Decreto 218/2005: 332,84 m²

NOTAS:
La superficie mostrada en cada interior, corresponde a superficie útil.
La superficie de jardín y de hall entradas exterior expresada en m² de uso y disfrute.
Documento informativo sujeto a revisión técnica.
Documento a doble cara.



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