



Sales - House - Marbella

**11.500.000€**

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Ref.-ID: MIBGR5104297

Marbella

House



**6**



**7**



**1018 m<sup>2</sup>**



**4594 m<sup>2</sup>**

EXCEPTIONAL LUXURY VILLA FOR SALE IN GUADALMINA BAJA, SAN PEDRO DE ALCÁNTARA, MARBELLA This truly exceptional villa is located in the heart of Guadalmrina Baja, one of the most prestigious and tranquil residential areas on the Costa del Sol. Known for its wide boulevards, privacy, and lush surroundings, Guadalmrina Baja offers the perfect blend of luxury living, coastal charm, and easy access to the very best of Marbella. Within minutes, you can reach the iconic Puerto Banús, San Pedro de Alcántara, the Golf Valley of Nueva Andalucía, and Marbella's vibrant city center. Set on an impressive 4,504 m<sup>2</sup> of flat, landscaped grounds, this elegant south-west facing estate offers 1,018 m<sup>2</sup> of sophisticated living space across three levels, all connected by an elevator. Every detail of this home has been carefully designed to provide unmatched comfort, convenience, and style. A Grand Welcome & Light-Filled Interiors Upon entering the property, you are greeted by a majestic double-height entrance hall, flooded with natural light and framed by elegant architectural details. This leads into a beautifully proportioned living room, a cozy TV lounge with a fireplace, and a formal dining area — all seamlessly connected to the outdoor terraces and garden, allowing for effortless indoor-outdoor living. The villa boasts 6 generously sized bedrooms and 7 bathrooms, each finished to the highest standard. On the main floor, you'll find two large en-suite guest bedrooms, both with fitted wardrobes, and a grand master suite featuring access to a private terrace, his-and-hers bathrooms, and custom walk-in closets. Elegant Outdoor Living The villa's exterior is equally impressive. The main covered terrace overlooks a heated swimming pool and beautifully manicured gardens. Adjacent to the pool is a fully equipped outdoor kitchen and BBQ area, perfect for relaxed alfresco dining. A chic, open-air pavilion provides the ideal setting for hosting stylish cocktail evenings or long summer lunches with friends and family. A Kitchen Designed for Entertaining The heart of the home — the modern gourmet kitchen — is equipped with top-of-the-line appliances, including a double fridge, wine cooler, premium fittings, and ample storage. This culinary space flows effortlessly into the formal and informal dining areas, making it ideal for both everyday living and entertaining on a grand scale. Upper & Lower-Level Comforts The upper floor features two more en-suite bedrooms, a private games room, and an expansive terrace with serene views of the garden. The basement level includes a separate guest or staff apartment, a large wine cellar, fully equipped gym, laundry area, guest toilet, and multiple storage rooms. The property also includes a private entrance, garage for six vehicles, and a covered carport for four additional cars, ensuring ample parking and full discretion for guests or residents. Advanced Technology & Security No expense has been spared in the installation of advanced features throughout the home. These include:

- Smart home automation system
- Water-based underfloor heating throughout the villa
- Integrated air conditioning system
- Double-glazed windows and sliding glass doors
- Electric shutters
- Solar panels for energy efficiency
- In-ceiling sound system in all main rooms

Comprehensive security system with 14 outdoor surveillance cameras, all controllable via smartphone Lifestyle, Elegance & Investment in One This villa offers everything a discerning buyer could ask for: space, privacy, refined architecture, and a prestigious location. It is perfect as a primary residence, holiday retreat, or high-return investment property in one of the most desirable areas of Marbella. Whether you are hosting guests in the elegant pavilion, relaxing in the heated pool, enjoying a game in the private lounge, or cooking dinner in the outdoor kitchen — every corner of this property is designed to inspire luxury, comfort, and timeless Mediterranean living.

<b>Setting</b>	<b>Orientation</b>	<b>Condition</b>	<b>Pool</b>
<input checked="" type="checkbox"/> Close To Golf <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 Town <input checked="" type="checkbox"/> Close To Schools <input checked="" type="checkbox"/> Close To Forest <input checked="" type="checkbox"/> Close To Marina	<input checked="" type="checkbox"/> South	<input checked="" type="checkbox"/> Excellent	<input checked="" type="checkbox"/> Private
<b>Climate Control</b>	<b>Views</b>	<b>Features</b>	<b>Furniture</b>
<input checked="" type="checkbox"/> Air Conditioning <input checked="" type="checkbox"/> Pre Installed A/C <input checked="" type="checkbox"/> Hot A/C <input checked="" type="checkbox"/> Cold A/C <input checked="" type="checkbox"/> Central Heating <input checked="" type="checkbox"/> U/F Heating	<input checked="" type="checkbox"/> Panoramic <input checked="" type="checkbox"/> Pool <input checked="" type="checkbox"/> Urban <input checked="" type="checkbox"/> Forest	<input checked="" type="checkbox"/> Lift <input checked="" type="checkbox"/> Near Transport <input checked="" type="checkbox"/> Private Terrace <input checked="" type="checkbox"/> Satellite TV <input checked="" type="checkbox"/> WiFi <input checked="" type="checkbox"/> Gym <input checked="" type="checkbox"/> Sauna <input checked="" type="checkbox"/> Games Room <input checked="" type="checkbox"/> Guest Apartment <input checked="" type="checkbox"/> Guest House <input checked="" type="checkbox"/> Storage Room <input checked="" type="checkbox"/> Utility Room <input checked="" type="checkbox"/> Wood Flooring <input checked="" type="checkbox"/> Access for people with reduced mobility <input checked="" type="checkbox"/> Bar <input checked="" type="checkbox"/> Barbeque <input checked="" type="checkbox"/> 24 Hour Reception <input checked="" type="checkbox"/> Near Church <input checked="" type="checkbox"/> Basement	<input checked="" type="checkbox"/> Fully Furnished
<b>Kitchen</b>	<b>Garden</b>	<b>Security</b>	<b>Parking</b>
<input checked="" type="checkbox"/> Fully Fitted	<input checked="" type="checkbox"/> Private	<input checked="" type="checkbox"/> Gated Complex <input checked="" type="checkbox"/> Entry Phone <input checked="" type="checkbox"/> Alarm System <input checked="" type="checkbox"/> 24 Hour Security <input checked="" type="checkbox"/> Safe	<input checked="" type="checkbox"/> Underground <input checked="" type="checkbox"/> Garage <input checked="" type="checkbox"/> Covered <input checked="" type="checkbox"/> More Than One <input checked="" type="checkbox"/> Private
<b>Utilities</b>	<b>Category</b>		
<input checked="" type="checkbox"/> Electricity <input checked="" type="checkbox"/> Drinkable Water <input checked="" type="checkbox"/> Telephone <input checked="" type="checkbox"/> Gas <input checked="" type="checkbox"/> Photovoltaic solar panels <input checked="" type="checkbox"/> Solar water heating	<input checked="" type="checkbox"/> Golf <input checked="" type="checkbox"/> Holiday Homes <input checked="" type="checkbox"/> Investment <input checked="" type="checkbox"/> Luxury <input checked="" type="checkbox"/> Resale		





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