

## Продажа - Дом - Bel Air

2.650.000€

Bel Air

Дом



4



4.5



358 m2



1041 m2

Designed for those who value space, privacy, and understated elegance, this exceptional villa sits on a private plot of 1,041.19 m<sup>2</sup> in one of the most desirable enclaves of the New Golden Mile. With a total built area of 603.27 m<sup>2</sup>, including 358.52 m<sup>2</sup> of interior living space, the property offers a harmonious balance between architecture and lifestyle, where every space has been created to feel open, natural, and connected. The villa features 4 bedrooms and 4.5 bathrooms, each designed with comfort and privacy in mind. The upper floor hosts the main sleeping quarters, where en-suite bedrooms open onto private terraces, offering peaceful views and a sense of calm that defines the entire home. The main living area is where the villa truly comes to life. A spacious open-plan layout brings together the living room, dining area, and kitchen, creating a central space that is both elegant and functional. Expansive floor-to-ceiling windows flood the interiors with natural light and provide direct access to the outdoor areas, blurring the boundaries between inside and out. Outdoor living is at the heart of this property. With 130.22 m<sup>2</sup> of open terraces and 61.92 m<sup>2</sup> of covered terraces, the villa offers multiple environments to enjoy throughout the day, from shaded lounging areas to sunlit relaxation spaces. The private pool of 47.25 m<sup>2</sup> sits at the centre of the garden, creating a perfect setting for both quiet moments and social gatherings. The kitchen has been designed as a central feature of the home, combining refined aesthetics with practicality. Clean lines, premium appliances, and high-quality materials create a space that is both visually striking and highly functional. Throughout the property, attention to detail is evident in every finish. Large-format flooring enhances the sense of continuity, while carefully selected materials and refined carpentry contribute to a timeless, modern aesthetic. The villa also includes a 52.61 m<sup>2</sup> private garage, along with advanced technical features such as underfloor heating, efficient climate control, and smart home systems, ensuring comfort and convenience in every season. Set in a privileged location close to golf courses, beach clubs, and essential services, this villa offers a lifestyle defined by quality, tranquillity, and connection to the Mediterranean environment. A property where design, space, and location come together effortlessly.

### Расположение

- ✓ Рядом с гольф-полем
- ✓ Рядом с магазинами
- ✓ Рядом с морем
- ✓ Рядом с городом
- ✓ Урбанизация

### Климат-контроль

- ✓ Кондиционер
- ✓ Камин
- ✓ Полы с подогревом

### Кухня

- ✓ Частично оборудованная
- ✓ Кухня-зал

### ОРИЕНТАЦИЯ

- ✓ Юг

### ВИД

- ✓ Сельская местность
- ✓ Бассейн

### Сад

- ✓ Приватный

### Состояние

- ✓ Отличное
- ✓ Новое строительство

### Особенности

- ✓ Крытая терраса
- ✓ Встроенные шкафы
- ✓ Приватная терраса
- ✓ Кладовка
- ✓ Двойные стеклопакеты
- ✓ Умный дом

### меры безопасности

- ✓ Электрические жалюзи
- ✓ Домофон

### бассейн

- ✓ Приватный

### Мебель

- ✓ Без мебели

### Парковка

- ✓ Более чем один
- ✓ Приватная









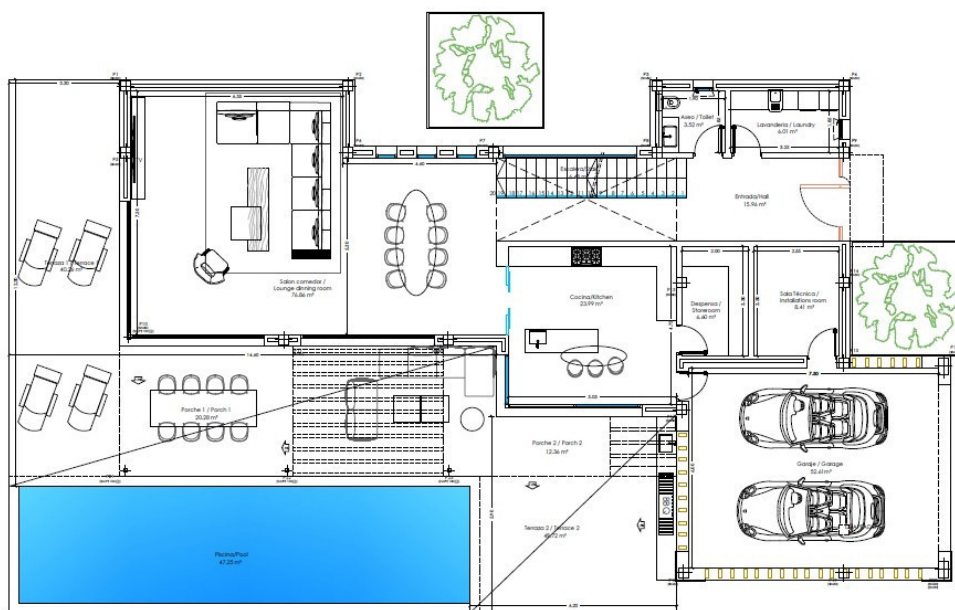








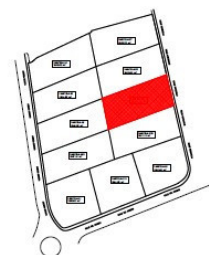


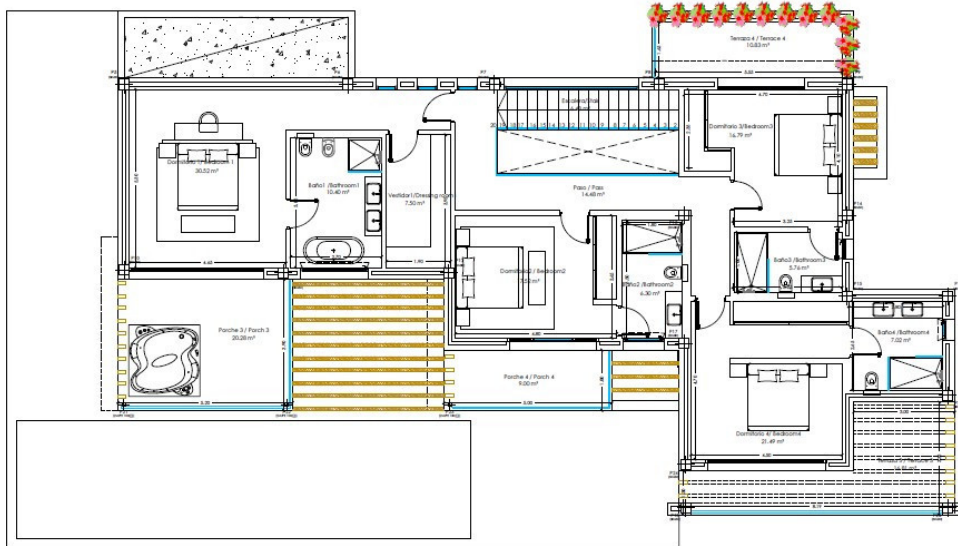


Planta Baja 172.72 m²

#### VIVIENDA TIPO D. PARCELA 39

| Sup. Construida | Sup. Terraza Cubierta | Sup. Terraza Descubierta | Sup. Porche Garaje |
|-----------------|-----------------------|--------------------------|--------------------|
| 358.49 m²       | 61.92 m²              | 117.63 m²                | 52.61 m²           |





Planta Alta 185.77 m²

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