



# Detached Villa for sale in Marbella Town, Marbella

10.800.000 €

Reference: R5104297 Bedrooms: 6 Bathrooms: 7 Plot Size: 4.594m<sup>2</sup> Build Size: 1.018m<sup>2</sup> Terrace: 500m<sup>2</sup>





## Costa del Sol, Guadalmina Baja

**EXCEPTIONAL LUXURY VILLA FOR SALE IN GUADALMINA BAJA, SAN PEDRO DE ALCÁNTARA, MARBELLA** This truly exceptional villa is located in the heart of Guadalmina Baja, one of the most prestigious and tranquil residential areas on the Costa del Sol. Known for its wide boulevards, privacy, and lush surroundings, Guadalmina 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.



## Features:

### Caratteristiche

Ascensore  
 Vicino ai mezzi di trasporto  
 Terrazza privata  
 TV satellitare  
 Ripostiglio  
 Reception 24 ore  
 Wifi  
 Palestra  
 Sauna  
 Sala giochi  
 Appartamento ospiti  
 Pensione  
 Ripostiglio  
 Pavimenti in legno  
 Accesso Privato  
 Barbecue  
 Vicino alla chiesa  
 Seminterrato  
 Accesso per le persone con mobilità ridotta

### Viste

Panoramica  
 Piscina  
 Città  
 Foresta

### Piscina

Privata

### Giardino

Privato

### Utility

Elettricità  
 Acqua potabile  
 Telefono  
 Gas  
 Pannelli solari  
 Pannelli fotovoltaici

### Orientamento

Sud

### Collocamento

Vicino al golf  
 Vicino al mare  
 Vicino ai negozi  
 Vicino alla città  
 Vicino alle scuole  
 Vicino alla foresta

### Mobilia

Completamente arredato

### Sicurezza

Complesso residenziale privato  
 Sicurezza 24 ore  
 Sistema di allarme  
 Citofono  
 Cassaforte

### Categoria

Case di vacanza  
 Investimento  
 Golf  
 Lusso  
 Rivendita

### Climate Control

Aria condizionata  
 Pre -installato a/c  
 Freddo a/c  
 Caldo a/c  
 Riscaldamento centrale  
 Riscaldamento a pavimento

### Condizione

Eccellente

### Cucina

Completamente arredata

### Parcheggio

Sottterraneo  
 Garage  
 Privato  
 Coperto  
 Più di uno