



Detached Villa for sale in Marbesa, Marbella

1.700.000 €

Reference: R4306042 Bedrooms: 6 Bathrooms: 5 Plot Size: 915m² Build Size: 570m² Terrace: 167m²





Costa del Sol, Marbesa

SECOND LINE BEACH MARBELLA. PLOT WITH BUILDING LICENCE APPROVED. READY TO BUILT NOW!!! APPROVAL FOR LICENCE TOOK 22 MONTHS. A stunning 5/6 bed, 5 bath luxury carbon passive Eco villa located second line beach in Marbesa/Marbella. Easy walking distance to several beach restaurants, Nikki Beach Club, the 5 star hotel Don Carlos and the marina of Cabopino.

Square metres built are 570 m2 with covered terraces of 167 m2 and pool of 33.37m2.

Basement includes underground parking for several cars (81 m2)with lift access to all floors. There is a Laundry room, gym, home cinema and 1/2 naturally lit bedrooms with shared bathroom

Ground floor; Main entrance with 3 bedrooms & 3 bathrooms ensuite. Lift.

First floor; master bedroom with dressing room & ensuite bathroom (60m2) Stunning sea views. Glass sided heated infinity pool and spacious terrace off master bedroom and living area. Dining area with open plan kitchen separated from living area by wall suspended Italian fire place. Lift. Master suite including bathroom 50 m2 !!

Sun Terrace with Pergola and jacuzzi. Lift, jacuzzi.

The house is built with thermally efficient blocks made of steel and graphite impregnated foam produced by BASF in Germany with insulated concrete floors providing A rating. Windows and doors also have insulation to retain heat and reduce sound.

The house will also have 16 solar panels rated at 6,4kw with 20kw of battery storage controlled via App. Utilities ' 20kw Battery Storage'

Add 'Infinity' to Pool description

Domotic home control systems via app will include lighting, heating, aircon and pool heating. Entrance gates and garage door will be controlled by remote

Garden with artificial grass trees and shrubs with automated irrigation. Energy Efficient' and ' low maintenance garden'



Features:

Caratteristiche

Terrazza coperta
 Ascensore
 Vicino ai mezzi di trasporto
 TV satellitare
 Ripostiglio
 Bagno privato
 Doppio vetro
 Armadi a muro
 Solarium
 Wifi
 Domotica
 Seminterrato
 Fibra ottica
 Accesso per le persone con mobilità ridotta

Viste

Mare
 Giardino
 Piscina
 Spiaggia

Piscina

Riscaldata
 Privata

Sicurezza

Complesso residenziale privato

Categoria

Fronte mare
 Lusso
 Contemporary

Orientamento

Sud
 Sud -est

Collocamento

Vicino alla spiaggia
 Zona urbana
 Vicino al mare
 Vicino ai negozi
 Vicino alle scuole
 Sulla spiaggia

Cucina

Completamente arredata

Parcheggio

Sotterraneo
 Coperto
 Più di uno

Climate Control

Aria condizionata
 Freddo a/c
 Caldo a/c

Condizione

Buona
 Nuove costruzioni

Giardino

Privato

Utility

Elettricità
 Acqua potabile
 Pannelli solari