



Detached Villa for sale in Nueva Andalucía, Marbella

4,595,000 €

Reference: RS10554 Bedrooms: 4 Bathrooms: 5 Plot Size: 1,164m² Build Size: 476m² Terrace: 78m²





Costa del Sol, Nueva Andalucía

Villa Valora, completed in 2023, is an exceptional newly built villa for sale in La Cerquilla, an exclusive neighbourhood within Nueva Andalucía's renowned Golf Valley. This stunning property harmoniously blends modern design with classical influences, drawing inspiration from French provincial architecture. Spacious and Luxurious Living With an expansive 475 m² of built area and a refined 78 m² terrace, Villa Valora offers ample space for relaxation and alfresco dining. The villa features four luxurious bedrooms, each with its own en-suite bathroom, ensuring privacy and comfort for family and guests. A thoughtfully placed guest toilet serves the common areas, ideal for social gatherings. Designed under the guidance of a renowned architect, the villa seamlessly integrates timeless classical elements with contemporary amenities. The modern open-plan kitchen boasts high-end appliances and chic contemporary furnishings, elevating the home's overall elegance. Exceptional Features and Outdoor Oasis Villa Valora is equipped with prestigious features, including a state-of-the-art alarm system, an elegantly designed barbecue area, and a relaxing sauna, providing a cohesive combination of security, luxury, and comfort. The exterior is equally captivating, facing southwest to maximize natural light and offer breathtaking sunset views. The expansive terrace is the perfect vantage point to overlook the private swimming pool, providing serene moments embraced by nature. The villa's surroundings evoke the charm of southern France, with beautiful courtyards adorned with olive trees and lavender, and meticulously manicured gardens contributing to a resort-like atmosphere. Prime Location in the Golf Valley Villa Valora enjoys a strategic location in Nueva Andalucía, a coveted residential area known as the "Golf Valley" for its abundance of golf courses. Situated within a serene cul-de-sac, it's just a short drive from essential amenities such as shops, schools, and the beach. This location offers both privacy and convenience, making it ideally suited for year-round living or as a luxurious vacation home. Unrivalled Proximity to Amenities Golf enthusiasts will appreciate the proximity to the renowned Los Naranjos Golf course, with Las Brisas Golf Club and Aloha Golf Club also nearby. The famous Puerto Banús Beach is easily accessible, offering sandy shores perfect for sunbathing and water sports, complemented by popular beach clubs like Ocean Club and La Sala by the Sea. Dining options in Nueva Andalucía are plentiful, with establishments such as Mosh Fun Kitchen, Casa Italia, and Magna Café offering diverse culinary experiences. Shopping needs are well catered for with Centro Plaza and, a stone's throw away, El Corte Inglés in Puerto Banús for high-end retail brands. Reputable educational institutions like Aloha College and the International School of Marbella are also within easy reach. Connectivity to Marbella and beyond is ensured by regular bus services and the convenience of the A-7 motorway. For peace of mind, many sections of Nueva Andalucía, particularly gated communities, offer enhanced security measures. Parking at Villa Valora is simplified by a spacious carport for two vehicles, with additional thoughtful storage solutions.



Features:

Features

Covered Terrace
Near Transport
Private Terrace
Storage Room
Double Glazing
Fitted Wardrobes
WiFi
Gym
Sauna
Games Room
Utility Room
Wood Flooring
Domotics
Basement
FirePlace
Close to Sea
Close to Golf
Satellite TV
Alarm
Telephone
GuestToilet
LivingRoom
SPA
Balcony
IndividualUnitsAC
WalkinCloset
Gres Floor
Fibre optics
Surround System
Laundry Room
Parquet Floors
Porcelain Floors
Roof Terrace
Wine Cellar

Setting

Close To Port
Close To Shops
Close To Town
Close To Schools
Playground for children
Close to Restaurants

Furniture

Fully Furnished

Climate Control

Air Conditioning
U/F/H Bathrooms
Automatic Irrigation System

Views

Sea
Mountain
Pool
Garden View

Condition

Excellent

Pool

Indoor Pool
Salt Water Swimming Pool

Kitchen

Separate Dining Room
Kitchen Equipped

Garden

Mature



Security

Security Entrance

Open Plan Kitchen

Category

Pets Allowed