



793.999 €

## Description:

New Development: Prices from 793,999 € to 793,999 €. [Beds: 4 - 4] [Baths: 3 - 3] [Built size: 165.00 m2 - 165.00 m2]

Design excellence and German-engineered quality — place it on your own plot or let us help you find the perfect one. This modern two-storey villa concept offers elegant, contemporary living with a bright open-plan layout. The design features a modern façade and a double-height living area with expansive windows that bring in abundant natural light and connect seamlessly to the outdoor terrace and pool area.

On the ground floor, the villa includes a spacious living and dining area, an open kitchen, and one bedroom with its own en-suite bathroom, all with direct access to the outdoor terrace. The first floor offers additional bedrooms, including a master suite with a private bathroom and a balcony that overlooks the surroundings.

The villa is finished with high-quality materials such as large-format porcelain flooring, double-glazed aluminium or PVC windows with optional shutters, high ceilings, and plasterboard false ceilings. Natural stone or wood panel details enhance the façade. Optional upgrades include a fully

## Characteristics:

### Setting:

Close To Golf, Close To Sea, Close To Town, Close To Schools

### Condition:

New Construction

### Pool:

Private

### Climate Control:

Hot A/C, Cold A/C, U/F Heating

### Views:

Sea, Garden, Pool

### Features:

Near Transport, Private Terrace, Utility Room, Ensuite Bathroom, Double Glazing

## Location: MARBELLA

Type of the property	Villa
Bedrooms	4
Bathrooms	3
Built	165m <sup>2</sup>
Plot area	1005m <sup>2</sup>