

RESIDENCIAS LUJOSAS VITALUX, S.L. FUTURISTIC GRANDEUR

State-of-the-Art Smart Home by the Sea



Located a short drive from Marbella's glamorous Puerto Banús marina, this sleekly designed villa takes contemporary living to a whole new level. The 12-bedroom home is built on a 4,200 square metre plot in a highly coveted district west of Marbella, bringing an exceptional mix of bright luminosity and cosy warmth to luxury living – and direct beach access.

The futuristic design is patently clear even before entering the front door, showcased by immaculate, verdant and tropical landscaping. Spacious rooms with soaring ceilings and sun-catching full-length window fronts provide breathtaking views to a frontline of sandy, almost completely private beach area.

This newly built property is a latest-generation smart home, featuring a host of superb details such as home cinema 5.1 (Laser 4K-Technology), sauna, Turkish bath, spa/jacuzzi, fully-equipped gym, outdoor bar, plentiful seating areas and indoor pool with entertainment area.

Other key features include air-conditioning, underfloor heating, nacre cream marble floors, double-glazing, advanced alarm system, video-phone, high-level domotic (home automation) system, two open fireplaces ("Glamm Fire") with electronic spark and safety detection, LED lighting, flood and fire detection, solar energy, laundry, lift and automatic irrigation systems.

The property underwent a major refurbishment between 2020 and 2021, with several features upgraded and new ones incorporated. These include:

- Solar system installed to set electricity costs to almost zero
- Wooden sun deck and main pool deck replaced with marble
- Upper terrace jacuzzi completely rebuilt and enlarged
- Two garages added, with electric car charging ports
- High-tech speaker system installed for outdoor lounges and entire garden area
- Alarm system upgraded to highest security level available

In addition to being the perfect home for those wanting to enjoy tranquil relaxation in an inviting and entertaining setting, the villa also offers a diverse range of other usage options, including conversion into a boutique hotel or upscale living for senior-age residents.

PROPERTY FILE

Area: Marbella West
Building year: 2018-2021
Orientation: south-facing
Plot: 4,200 m2
Built area: 2,513 m2
Terrace: 844,85 m2
Bedrooms: 12
Bathrooms: 12 + 2 toilets
Infinity pool: heated (outdoor & Indoor)
Air-conditioning: Daikin Vrv
Heating: underfloor by air-water pump
Kitchen: 2 (fully-fitted with Gaggenau/Siemens)
Garage: several cars (8)
Other special features: domotic system, open fireplaces, LED lighting, flood and fire detection, solar energy, lift, automatic irrigation systems.

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Sales price on application (ID. 18860)
Land tax/community fee information available on request

