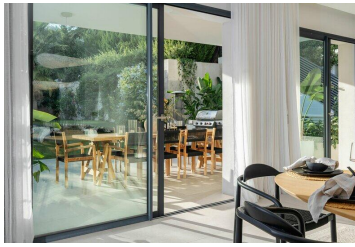




## 5 sovrum Villa till salu i Nueva Andalucia, Málaga

4.750.000€



Marbella - Puerto Banus, Marbella

Villa Gardenias - Elegance Meets Convenience in Marbella

Located in the heart of Marbella, Villa Gardenias is the epitome of luxury and convenience. This free-standing villa, with a built area of 606sqm on a 1002sqm plot, was meticulously crafted in 2020 and has been updated to further enhance its opulence.

The residence features five lavish bedrooms, five bathrooms, and two guest toilets spread across three exquisite floors, culminating in a captivating rooftop. Inside, premium materials are met with top-tier Miele appliances, complemented by standout amenities like a wine cellar, cinema room, sauna, steam shower, and a state-of-the-art gym. Sustainability enthusiasts will appreciate the potential to install solar panels covering up to 60% of the villa's energy needs. Externally, Villa Gardenias captivates with a luxurious rooftop terrace, boasting an outdoor kitchen and jacuzzi. The expansive garden, with its private heated pool, is a haven of serenity, bordered by lush hedges and palms.

Location is paramount, and this villa excels. A stone's throw from the Centro Plaza shopping center and a brief stroll to Puerto Banús beaches, its coveted location ensures convenience at every turn. The villa also provides ample parking, state-of-the-art security, high-speed wifi, and comes beautifully furnished in a soft-toned, luxurious palette.

In essence, Villa Gardenias, developed by Konrad Invest, offers an unmatched blend of luxury, design, and location, making it a crowning jewel in Marbella's real estate landscape.

- |                                 |                |                                |
|---------------------------------|----------------|--------------------------------|
| 5 sovrum                        | 5 badrum       | 606m <sup>2</sup> Bygg storlek |
| 1.002m <sup>2</sup> Tomtstorlek | Simbassäng     | 24 hour security               |
| air conditioning                | alarm system   | close to park                  |
| close to schools                | double glazing | fireplace                      |
| gated complex                   | newly built    | pool views                     |
| private garden                  | swimming pool  | underfloor heating             |

