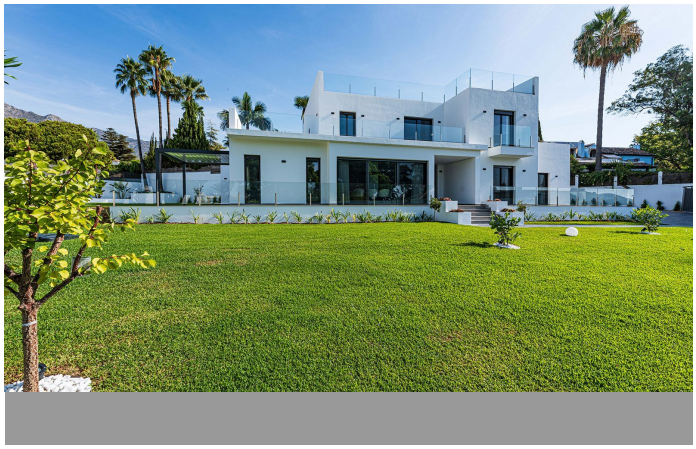
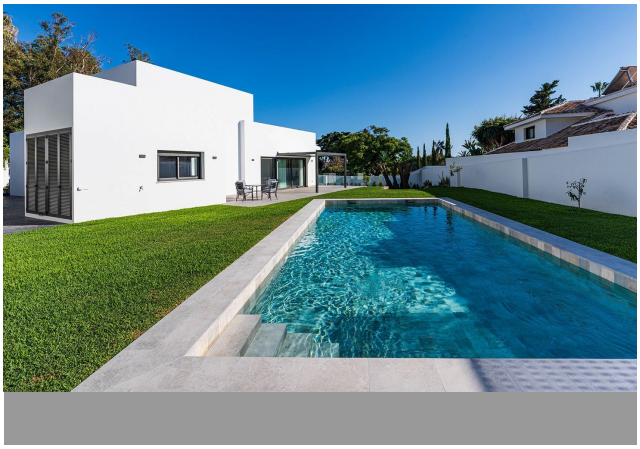
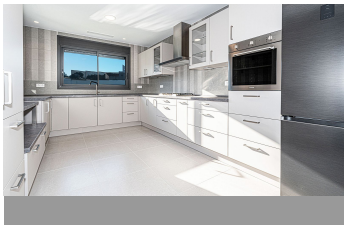
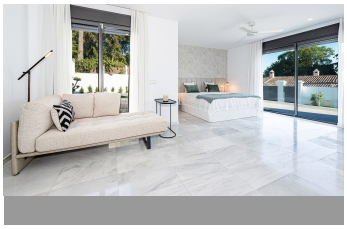
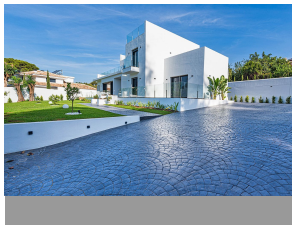
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House in Marbella

Bedrooms	**5**	Bathrooms	**6**	Built	**420m2**	Plot	**1489m2**

R5308627	**House**	**Marbella**	**4.500.000€**

Modern, brand-new luxury villa in the heart of Marbella, located in the exclusive residential area of ??La Merced. Built in 2024, this unique property combines privacy, elegance, contemporary design, and an unbeatable location, just minutes from the beach and premium amenities. With a 1,485 m² plot and 420 m² of living space, this villa offers spaciousness, natural light, and maximum comfort. Distributed over three floors, the ground floor comprises a grand entrance hall, a magnificent living-dining room with several distinct areas seamlessly integrated with the outdoors thanks to its large windows connecting the spacious terraces, the pool, and the garden, a guest toilet, a fully furnished and equipped kitchen, laundry room, a staff bedroom with en-suite bathroom adjacent to the kitchen, and two spacious bedrooms with two en-suite bathrooms. The first floor features a large master suite with access to a spacious terrace, comprising a large bedroom, dressing area, and bathroom, plus another bedroom with an en-suite bathroom. The third floor features a large solarium terrace with panoramic views of Marbella. Large parking area inside the plot. Key Features: 1,485 m² plot with landscaped garden and private pool 420 m² of living space with contemporary architectural design 5 bedrooms, 5 bathrooms plus guest toilet Solarium with chill-out area and panoramic sea views Modern kitchen with high-end finishes and premium appliances Aerothermal heating and central air conditioning system Spacious terraces and large windows that maximize natural light, top-quality materials and luxury finishes The villa is

located in La Merced, one of the most sought-after areas in the center of Marbella, with immediate access to fine dining restaurants, shopping areas, health centers and leisure facilities. A safe, quiet and sophisticated environment, ideal for those seeking privacy without sacrificing proximity to everything Marbella has to offer. An exceptional location in the heart of Marbella's city center, a privileged area close to beaches, international schools and all the services and attractions of Marbella. An ideal property for families seeking an exclusive and spacious home in the heart of Marbella or for investors looking for a high-value property on the Costa del Sol. Clients seeking ?luxury, ?comfort, ?and ?contemporary ?style in a ?premium ?location. Request more information or schedule ?a private ?viewing. This ?property ?is a unique opportunity ?to ?enjoy ?the ?luxurious ?lifestyle ?in ?Marbella.

- Covered Terrace
- Double Glazing
- Marble Flooring
- Solarium
- Utility Room
- Covered Terrace
- Ensuite Bathroom
- Near Transport
- Staff Accommodation
- WiFi
- Domotics
- Fitted Wardrobes
- Private Terrace
- Storage Room