

## Villa

Nueva Andalucía



Chambres: 5

Statut: Vente

Salles de bains: 6

Type de propriété: Villa

M<sup>2</sup>: 380

Référence: R4282117

Prix: 3 995 000 €

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**Vue d'ensemble:** Villa Celine is a fantastic newly renovated villa located in the center of the Golf Valley of Marbella, in the exclusive gated community of Parcelas del Golf. The community has 24 hour security, and the villa itself has a target alarm system as well as an intercom, meaning residents can rest assured they are safe at all times. The villa is set on a large west facing plot of more than 1,300 m<sup>2</sup> and enjoys a frontline golf position in the most prestigious golf course in Marbella, Las Brisas Golf. Additionally, Villa Celine is located just 100m away from Aloha Tennis and Padel Club, as well as within short walking distance from local restaurants, shops and supermarkets. Villa Celine boasts a comfortable layout and is fully furnished, with spacious living areas and generous bedrooms. In addition, the villa offers expansive terraces to enjoy the sunny days and magnificent views of the greens of Las Brisas golf course. Distributed over two levels, this beautiful villa offers generous accommodation, a private heated salt water pool with integrated cover, and private covered car park for 2-3 cars. On the main level, one can find an open-plan living space, with high ceilings, white painted wooden beams, and large windows allowing plenty of natural light to flood the living spaces. The main level features a modern fully fitted kitchen, equipped with Smeg appliances, large wine cooler and ice machine, and 4 en-suite bedrooms with charming views and access to the outdoor areas through vats floor to ceiling windows. The upper level features a spacious master bedroom with great proportions and outstanding panoramic views to the Golf Valley. Additionally, underfloor heating has been installed throughout the home, as well as A/C which has individual zones in each room, making it fully customisable to each person's preferences and ensuring ultimate comfort. The outdoor areas are just as impressive as inside the property. Cook up the perfect Al-Fresco meal in the outdoor kitchen and bbq area, made by the exclusive Swedish

brand 'Hälsing'. Before that perfect al-fresco meal under the warm Marbella sun, unwind in the Jacuzzi made by the reputable brand Jacuzzi' with up to 8 family members and friends, then cool off under one of the heated showers by the pool our outside the master suite. Finish your day with a movie under the stars in the outdoor lounge area, which features a 65 inch TV, providing you with the ultimate outdoor cinema experience. The rooftop solarium makes for the perfect spot to watch the sun set with a glass of wine. Health and wellness was carefully considered when it comes to this superbly equipped villa, where residents can enjoy a lengthly workout in the 20m<sup>2</sup> air-conditioned gym in the privacy of its own building. Fully equipped by Technogym, only top quality fittings have been installed throughout the workout space. Villa Celine is a key-ready home which showcases the best of Marbella living, with light open living spaces both inside and outside perfect for enjoying warm Marbella weather, as well as lush green golf views. Please note, furniture can be included in the sale of this villa for an additional €150,000. Villa Celine also has a vacation rental permit for short term rentals, with a projected income of €300K per annum.

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Caractéristiques:

Piscine, Climatisation, Golf, None, Sécurité 24H, Parking