

# PANORAMA

MARBELLA'S LONGEST ESTABLISHED REAL ESTATE AGENCY



*Ref. R112-06292*  
*Nueva Andalucia - Las Brisas*

Hotel Puente Romano - 29600 Marbella - Spain

Tel.: +34 95 286 3750 - Fax: +34 95 282 5917 - e-mail: [info@panorama.es](mailto:info@panorama.es)

## *Ref. R112-06292*

Lovely family villa situated in a frontline position on the prestigious Las Brisas golf course in Nueva Andalucía and only a short drive from Puerto Banús, Aloha College and other international schools. The property was totally modernized and refurbished about 7 years ago and is furnished by Pedro Peña. Southwest facing, the villa enjoys lovely views over its own garden, with heated swimming pool, and open views of the golf course, to which it has direct access. Built on 2 levels plus a small basement, the villa comprises: entrance hall with guest cloakroom; 5 bedrooms all with en-suite bathrooms, the master suite has own sitting area, and bathroom with round bath and separate shower, access to large solarium; spacious L-shaped living/dining room; TV room with gas fireplace; fully fitted kitchen with breakfast area and access to the summer dining area; laundry room; covered terraces all around the villa. Marble flooring throughout, hot and cold air-conditioning, Bose music system, automatic shutters on all windows, alarm system, satellite TV. Garage for 2 cars, space for golf buggy and storage area. A lovely villa offering privacy and tranquility in a beautiful location!

<b>Location:</b>	Las Brisas - Nueva Andalucia - Malaga - Spain				
<b>Type:</b>	Villa	<b>Bedrooms:</b>	5	<b>Orientation:</b>	S/W
<b>Built m<sup>2</sup>:</b>	390	<b>Bathrooms:</b>	5	<b>Pool:</b>	Private
<b>Plot m<sup>2</sup>:</b>	1504	<b>En-suite Baths:</b>	Not Available	<b>Garden:</b>	Private
<b>Terrace m<sup>2</sup>:</b>	59	<b>Guest Toilets:</b>	1	<b>Garage:</b>	Private

Air conditioning - Alarm - Amenities near - Fully fitted kitchen - Guest toilet - Kitchen equipped - Living room - Private terrace - Satellite TV - Security service - Transport near - Utility room

## **Sale Price: 2.250.000 Eur**

Please note that the owner reserves the right to modify the authorized offering price or to take the property off the market at any time.

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