

ROYAL-VILLAS-EUROPE

from where you are . . .
to wherever you want to be



Spain

Marbella

Ref SRV3

- 5 BEDROOMS
- FULLY AIR CONDITIONED
- HEATED INDOOR SWIMMING POOL
- OUTDOOR POOL & JACUZZI
- SEA VIEWS
- GYM AND STEAM BATH
- 25 MINUTES FROM MALAGA AIRPORT

Located in a prestigious private estate just minutes from Nikki Beach is this exceptional 5 bedroom family villa with an additional separate studio available upon request - ideal for staff or teenagers but does not have air conditioning. The villa sits in 2,800 square metres of fully enclosed grounds with video entry and state of the art alarm systems and there are 2 driveways, one to the main villa and the other to the lower garden area.

The main villa which is spacious, light and airy, has on the ground floor a large living room with open fireplace and a separate dining room, both opening onto the main pool terrace. There is a fully fitted and contemporary kitchen with breakfast bar and a twin/double bedroom with en suite bathroom with tub and separate shower. This bedroom also has doors to the pool terrace.

On the first floor is the master bedroom which has a private terrace with sea views as well as a dressing room and en suite bathroom with tub and separate shower. Also on this floor are a further 2 twin/double bedrooms each with en suite bathrooms. The fifth bedroom has independent access and is situated at the lower garden level. This has a double bed and en suite bathroom together with a kitchenette and dining area.

The exteriors are beautifully presented, with some superb features. From the ground floor of the main villa you step out onto a large terrace with lawned areas and a 12 x 5 metre infinity pool edged with wooden decking, sun beds, shower and comfortable sofas. A staircase leads to the lower garden level and the overflow from the top pool forms an impressive waterfall into another swimming pool. Also at this level is the Balinese style outdoor dining area, summer kitchen with Weber barbeque, a hot tub and access to a fully equipped gym with steam bath, shower and dressing room and an indoor heated swimming pool with aqua jets.

This is a very lovely property which has been finished and equipped to the very highest standards. There is a local supermarket nearby and a variety of shops and restaurants within a short drive.

