



## Detached Villa for sale in El Rosario, Marbella

3.895.000 €

Referencia: R5192215    Dormitorios: 5    Baños: 4    Terreno: 2.077m<sup>2</sup>    Construido: 316m<sup>2</sup>    Terraza: 150m<sup>2</sup>





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## Costa del Sol, El Rosario

Discover the essence of modern Mediterranean living in this brand new Ibiza-style villa, perfectly positioned in the prestigious and elevated enclave of El Rosario, Marbella East.

From its commanding setting, the property offers panoramic sea views – a spectacular backdrop to every moment.

Set on a magnificent, flat plot of over 2,000 m<sup>2</sup>, the villa enjoys optimal orientation, bathing both home and garden in sunlight throughout the day.

Thoughtfully designed on one single level, this residence blends effortless flow with understated elegance. The open-plan layout enhances space and light, while premium materials and finishes reflect exceptional craftsmanship.

A top-of-the-line sound system, high-speed Wi-Fi both indoors and outdoors, and a fully integrated alarm system controllable via smartphone elevate your sense of luxury and ease.

A state-of-the-art climate control system ensures perfect comfort year-round.

Outside, the expansive flat garden offers a tranquil sanctuary – perfect for relaxing, entertaining, or enjoying a swim. The outdoor barbecue zone enhances the Mediterranean lifestyle, inviting al fresco dining under the sun or stars.

A double garage and additional parking for several vehicles provide convenience for residents and guests alike.

Located within a secure gated community with 24-hour security, the villa ensures privacy and peace of mind, while being just minutes from local shops, fine restaurants, and the beach.

Its position also guarantees excellent connectivity, only 5 km from Marbella's city centre and a 10-minute drive to Puerto Banús.

A rare opportunity to own a contemporary Ibiza-inspired villa in one of Marbella's most sought-after locations – combining luxury, comfort, and panoramic views on the Costa del Sol.



## Características:

### Características

Terraza Cubierta  
Terraza Privada  
Trastero - Almacén  
Armarios Empotrados  
WiFi  
Barbacoa  
Domotica  
Sótano

### Vistas

Vistas al Mar  
Vistas a Montaña  
Vistas Panorámicas  
Vistas al Campo  
Vistas a Jardín  
Vistas a Piscina

### Piscina

Piscina Privada

### Jardin

Jardín Privado

### Servicios Públicos

Electricidad

### CO2 Emission Rating

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### Orientación

Este  
Sur  
Oeste  
Orientación Sureste  
Orientación Suroeste

### Posición

Cerca de Golf  
Urbanización  
Cerca del Mar  
Cerca de Tiendas  
Cerca de Colegios  
Cerca de los Bosques

### Muebles

Opcionales

### Seguridad

Recinto Cerrado  
Seguridad de 24 horas  
Alarma  
Portero Automático

### Categoría

Lujo  
Reventa  
Contemporáneo

### Climatización

Aire Acondicionado  
A/A Frio  
A/A Caliente  
Chimenea  
Calefacción Central.

### Estado

Excelente estado de conservación  
Renovado Recientemente  
Reformado Recientemente

### Cocina

Cocina Equipada

### Aparcamiento

Garaje  
Párking Cubierto  
More Than One

### Calificación energética

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