



MARBELLA  
C R I B S  
GROUP

## Modern off-plan villa with Sea views in Aloha, Nueva Andalucia

1.750.000€



**Ref**  
MCG1691

**Beds**  
6

**Baths**  
8

**Plot**  
1.116 m<sup>2</sup>

**Built**  
685 m<sup>2</sup>

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The sale price excludes costs and taxes. Buyers should also consider additional expenses, such as registration and notary fees, as well as a 7% ITP or, alternatively, a 10% VAT plus AJD (1.2% on the purchase price) for new properties, provided certain conditions are met. This information is subject to errors, omissions, changes, prior sale, or market withdrawal. An information sheet is available per Decree 218/2005 of October 11th.





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Bedrooms	6
Bathrooms	8
Status	For Sale
Type	New Developments
Plot	1.116 m <sup>2</sup>
Built	685 m <sup>2</sup>
Price	1.750.000€
Location	Aloha





## About this property

### EXCEPTIONAL FRONTLINE GOLF PLOT WITH PROJECT IN NUEVA ANDALUCIA

Aloha 47-B offers an exceptional opportunity within the sought-after confines of Aloha in Marbella's prestigious Golf Valley: Nueva Andalucia. This property features a customized project by the esteemed architecture studio, Ames Arquitectos. Positioned on a prime plot with a frontline golf setting, it provides stunning views of the renowned Aloha golf course and convenient access to various amenities.

Indulge in luxury living with an infinity pool and sunken chill-out area, perfect for entertaining or unwinding. The extensive terraces provide an ideal space for outdoor dining and relaxation, offering panoramic vistas of the surrounding landscape and Aloha golf course. Seamless indoor-outdoor living is facilitated by direct terrace access from the entire ground floor.

Inside, the interiors showcase modern design tailored specifically for this property, with an open-plan layout that seamlessly connects the kitchen, dining, and living spaces. Additionally, there is a guest bedroom on this level. The upper floor accommodates two guest bedrooms, each with private bathrooms, alongside a luxurious master bedroom featuring a walk-in closet, opulent bathroom, and direct terrace access. Descending to the lower level reveals an additional ensuite guest bedroom, accompanied by bespoke amenities such as a home gym, entertainment room, TV room, and SPA with a hammam. Convenience is further enhanced with a private carport, completing the refined living experience at Aloha 47-B.

## Contact Us

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