



MARBELLA  
C R I B S  
G R O U P

## Superb Modern Villa with Prime Location in Nueva Andalucia

3.250.000€



**Ref**  
MCG1812

**Beds**  
4

**Baths**  
4

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

**Built**  
380 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.





<b>Ref</b>	MCG1812
<b>Bedrooms</b>	4
<b>Bathrooms</b>	4
<b>Status</b>	For Sale
<b>Type</b>	Villas
<b>Plot</b>	839 m <sup>2</sup>
<b>Built</b>	380 m <sup>2</sup>
<b>Price</b>	3.250.000€





## About this property

Villa Alfma is a striking modern residence situated in the prime area of Nueva Andalucía, offering an architectural design that blends ultra-modern elements with luxurious functionality. With its sleek white facade and floor-to-ceiling windows, the villa is bathed in natural light and oriented southwest to capture panoramic views of the Mediterranean Sea and the surrounding landscape.

The villa's expansive terrace space wraps around the ground floor, providing ample areas for alfresco dining, relaxation, and sunbathing. An outdoor BBQ area enhances the space, while the impressive infinity pool—almost as wide as the property itself—adds a touch of elegance to the outdoor setting. This seamless integration of indoor and outdoor living spaces is one of the villa's standout features, allowing for an effortless flow between the two. A covered carport near the entrance adds a practical yet stylish touch.

Inside, Villa Alfma continues to impress with its exquisite interior design, blending aesthetics with functionality. The open-plan living area is thoughtfully designed to maximize the views, while the adjacent dining space offers similar vistas of the terrace and beyond. The kitchen, outfitted with bespoke wooden carpentry and a striking marble island, comes equipped with high-end Gaggenau appliances and a versatile dining nook.

The villa spans three levels, with the upper floor dedicated to the bedrooms, including the luxurious master suite. Each bedroom combines comfort with style, while the master suite boasts expansive views, access to the terrace, and a lavish bathroom complete with a freestanding bathtub and marble detailing.

The lower level of Villa Alfma is dedicated to an array of impressive amenities, including an entertainment room with a custom pool table, wine cellar, cinema, and a bar. A home gym, sauna, and additional television room enhance the comfort and leisure options. Underfloor heating throughout the villa ensures warmth and luxury year-round.

With its remarkable design, luxurious amenities, and prime location in Nueva Andalucía, Villa Alfma stands out as one of the top properties in Marbella, offering an unparalleled living experience.

## Contact Us

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