



Nagüeles, Marbella Golden Mile - Marbella

Casa Montana - Modern Elegance in the Heart of Nagüeles

Ref. 640004 1.195.000 €



4



3



193 m²

Nestled in the peaceful and prestigious Nagüeles area, right next to the foothills of La Concha and its surrounding national park, you'll find Casa Montana - a newly built home where no detail has been overlooked.

The property features generous parking with a private entrance leading directly into the lush garden. Here, you're welcomed by a sun-soaked southwest-facing terrace, a private pool, and an outdoor kitchen, ideal for relaxing and entertaining.

Inside, the ground floor spans nearly 80 m², comprising a stylish open-plan kitchen, spacious living room, entrance hall, and guest toilet. Scandinavian design principles define the space, with carefully selected, high-quality modern materials. Under the staircase, there's a custom wine storage area. All rooms are fitted with individually controlled Airzone systems for both heating and cooling, while underfloor heating is installed in all bathrooms. Wet areas are finished with tasteful, full-height tiles in a warm beige tone.

On the first floor, you'll find the master bedroom with an en-suite bathroom and private balcony. The bathtub on the balcony invites you to indulge in luxury living. A second bedroom also features its own bathroom and balcony, overlooking the courtyard and shared pool area.

The top floor boasts sloped ceilings and additional sea-facing balcony with southwest orientation, offering partial views of the Mediterranean. Currently configured with two additional rooms (ideal as bedrooms or offices), plus a stylish bathroom with walk-

Community Fees: 125 €/Month

Sale price does not include costs or taxes. Additional costs for the buyer: inscription and notary fees, ITP 7% or, alternatively 10% VAT and AJD (1.2% on the purchase price) on new properties and subject to some requisites to be met. This info is subject to errors, omissions, modifications, prior sale or withdrawal from the market. Information sheet available, Decree 218/2005 Oct. 11th.

in shower.

The kitchen is by renowned Scandinavian brand Ballingslöv, fully equipped with modern appliances, including integrated washer and dryer.

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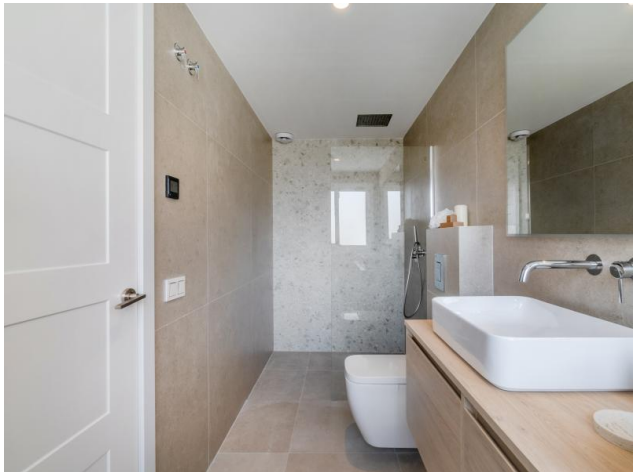
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