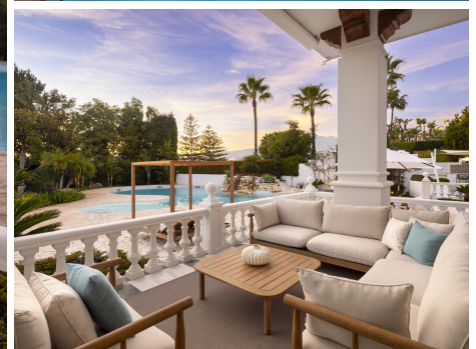




Aloha, Nueva Andalucia  
Alhambra Palace

bedrooms **12** bathrooms **11** built  $\frac{m^2}{m^2}$  **1.467** terrace  $\frac{m^2}{m^2}$  **267** plot  $\frac{m^2}{m^2}$  **4.350**



community -- month garbage -- year ibi -- year for sale **10.850.000 €**

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.

## Aloha, Nueva Andalucia

# Alhambra Palace

Alhambra Palace stands as an architectural masterpiece, seamlessly blending traditional Andalusian aesthetics with Moorish influences, creating a palatial residence that is both enchanting and evocative. The meticulous attention to detail in its design transports residents to a world of opulence, reminiscent of the rich cultural heritage of Andalucia. This residence is not merely a home; it is an immersive experience that captures the essence of its surroundings.

Nestled on a sprawling plot exceeding 4000m<sup>2</sup>, the villa's outdoor spaces are a testament to thoughtful design. The immaculate garden, adorned with a lagoon-inspired private pool and a charming outdoor pergola, allows residents to indulge in the ultimate luxury of serenity and leisure. The various terraces provide versatile settings, from intimate alfresco dining areas to tranquil spots for relaxation, making every corner of this property a canvas for luxurious living and entertainment. Meticulous landscaping adds a layer of privacy and beauty to the gardens.

Upon arrival there is a stunning patio, adorned with two fountains, which serves as a prelude to the exquisite interiors that follow. The abundance of windows and glass sliding doors ensures that natural light floods the living spaces, creating a seamless harmony between the indoor and outdoor realms. The open-plan living and dining area, with its lofty ceilings, further amplifies the sense of grandeur and spaciousness.

Inside, the recently-refurbished villa is a showcase of sophistication. Carefully selected furniture and fixtures adorn the living spaces, creating an atmosphere of refined elegance. The kitchen, a haven for culinary enthusiasts, not only boasts grandeur in design but also offers practicality with its abundance of storage space, catering to the needs of both functionality and aesthetics.

The unique architectural layout of Alhambra Palace allows for the perfect balance of privacy and connectivity. En-suite guest bedrooms ...

Reference	520148	Beds	12	Built m <sup>2</sup>	1.467
Type	Villa	Baths	11	Interior m <sup>2</sup>	1.467
Location	Aloha, Nueva Andalucia	En-suite Baths	---	Terrace m <sup>2</sup>	267
		Guest Toilets	1	Plot m <sup>2</sup>	4.350
		Pax	---		
Pool	Private	Community	---	Levels	---
Garden	Private	Garbage	---	Floor	---
Garage	Private	IBI	---	Orientation	South/West
Parking slots	12	Construct Year	---	EPC	In Progress

For sale

**10.850.000 €**

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offer comfort and style, with direct access to the captivating central patio. The master bedroom, situated on the ground level, is a sanctuary of luxury, featuring impeccable interior design, a sumptuous private bathroom and a spacious walk-in closet.

Descending to the lower level, residents are treated to a wealth of amenities. A fully equipped outdoor gym invites health and wellness enthusiasts, while a custom traditional bodega, entertainment room and cinema room cater to leisure and social gatherings .

The crowning glory of Alhambra Palace is the expansive terrace on the uppermost level, offering panoramic views of the surrounding area and the majestic La Concha Mountain. This elevated vantage point becomes a private retreat, providing a stunning backdrop for social gatherings or moments of quiet reflection.

Beyond its architectural splendour, the villa's location in the Golf Valley ensures unparalleled convenience. Quick access to Nueva Andalucia's amenities, world-class golf courses, the famed Puerto Banus and the luxurious Marbella Golden Mile make Alhambra Palace a residence of distinction, where every detail is a testament to an elevated lifestyle.







