



Atalaya de Rio Verde, Nueva Andalucia
Rio Verde 47

bedrooms **6** bathrooms **7** built _{m²} **843** terrace _{m²} **314** plot _{m²} **1.107**



community -- month garbage -- year ibi -- year for sale **8.500.000 €**

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.

Atalaya de Rio Verde, Nueva Andalucia

Rio Verde 47

Welcome to Rio Verde 47, a fascinating modern villa with a prime location in Atalaya Rio Verde in Nueva Andalucia. Designed by the renowned architect Carlos Lamas, this villa boasts incredible architecture that captivates with its contemporary elegance. The facade is a masterpiece, commanding attention with its striking design, while the property entrance features a stunning water feature that adds to its allure. Sitting on a generous plot, the property is surrounded by meticulously landscaped gardens, providing both beauty and privacy from neighbours. The well-manicured garden is an oasis in the summer months, perfect for relaxation and outdoor enjoyment. Step onto the generous terraces, designed for alfresco dining and chill-out areas, complete with an outdoor kitchenette and BBQ for outdoor entertaining. The incredible private pool is a highlight, featuring a sunken chill-out area for added luxury and entertainment.

The ground floor offers direct terrace access through floor-to-ceiling glass sliding doors, flooding the open plan living, dining, and kitchen area with natural light. The interiors are refined, exuding sophistication and comfort at every turn. The bespoke kitchen, with its deep wooden cabinets, offers both aesthetic beauty and practicality, equipped with state-of-the-art appliances and ample counter and storage space. A guest bedroom is also conveniently on the ground level. The upper level is reserved for guest suites and the master bedroom. The master bedroom steals the show with its elegant decor, direct terrace access, walk-in closet, beauty station and luxurious bathroom featuring a standalone bathtub, double vanity and walk-in shower. The lower level is dedicated to amenities, including an incredible home gym, sauna, wine bodega, and an entertainment room with a custom bar. A generous garage provides ample space for cars.

Nestled in Nueva Andalucia, Rio Verde 47 enjoys a prime location close to amenities, international schools, Puerto ...

Reference	377264	Beds	6	Built m ²	843
Type	Villa	Baths	7	Interior m ²	843
Location	Atalaya de Rio Verde, Nueva Andalucia	En-suite Baths	---	Terrace m ²	314
		Guest Toilets	1	Plot m ²	1.107
		Pax	---		
Pool	Private	Community	---	Levels	---
Garden	Private	Garbage	---	Floor	---
Garage	Private	IBI	---	Orientation	South
Parking slots	4	Construct Year	---	EPC	In Progress

For sale

8.500.000 €

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Banus and the Golden Mile. Experience the epitome of luxury living in this stunning villa.







