



Nueva Andalucia, Marbella
 Villa Tuscany

bedrooms **6** bathrooms **6** built **712** m² terrace **260** m² plot **2.350** m²



community **89 €** month garbage **--** year ibi **2.071 €** year for sale **8.975.000 €**

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.

Nueva Andalucia, Marbella

Villa Tuscany

Villa Tuscany is an exceptional classical estate nestled in the prestigious enclave of La Cerquilla, Marbella. This exquisite villa seamlessly blends French provincial charm with modern amenities, promising a lifestyle of unparalleled elegance and sophistication.

Perfectly positioned near Marbella's renowned Los Naranjos Golf course, Villa Tuscany resides in the heart of the coveted Golf Valley, mere minutes away from elite international schools, world-class sports facilities, and chic boutiques, ensuring a life of convenience and indulgence.

Step into a world of serenity and refinement as you enter the heavenly grounds of Villa Tuscany. Designed as a personal oasis, the villa centers around a picturesque courtyard adorned with fragrant olive trees and lavender, offering ample outdoor entertaining space and a sparkling swimming pool for lazy summer days.

Beyond the impressive entrance lies a sanctuary of tranquility and opulence, with high ceilings and expansive windows flooding the interiors with natural light. The main living areas offer panoramic views of the lush gardens and central courtyard, while the well-appointed kitchen extends to an outdoor seating area and BBQ zone, perfect for al fresco dining experiences.

Spread across three levels, Villa Tuscany boasts six meticulously appointed bedrooms, including a lavish master suite, and a spectacular basement featuring a chic bar area, state-of-the-art home cinema, and a climate-controlled gym. Experience the pinnacle of luxury living at Villa Tuscany, where every detail has been meticulously crafted to elevate your lifestyle to new heights.

Reference	377457	Beds	6	Built m ²	712
Type	Villa	Baths	6	Interior m ²	712
Location	Nueva Andalucia, Marbella	En-suite Baths	---	Terrace m ²	260
		Guest Toilets	2	Plot m ²	2.350
		Pax	---		
Pool	Private	Community	89 € / month	Levels	3
Garden	Private	Garbage	---	Floor	---
Garage	Private	IBI	2.071 € / year	Orientation	East
Parking slots	2	Construct Year	---	EPC	In Progress

For sale

8.975.000 €

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