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VIOLETT REALTY

EXCEPTIONAL PROPERTIES

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Вилла в San Pedro de Alcántara

Референция: R5348671

Спальни: 4 | Ванные: 4 | M²: 460 | Цена: 5 850 000 €

Статус: Продажа | Тип недвижимости: Вилла | Места: по запросу | День печати : 31st Октябрь 2026

Описание:Villa Los Leones Set in one of the most prestigious and sought-after enclaves of San Pedro, this exceptional frontline golf villa in Linda Vista offers a rare combination of privacy, scale and future development potential all within walking distance to the beach, Laude school and a wide selection of restaurants. Occupying an expansive plot of 2,322m² directly bordering the renowned Guadalmina golf course the property enjoys a privileged south position with open green views, mature landscaping and complete tranquillity while still being moments away from the vibrant lifestyle of the coast. The existing residence is thoughtfully distributed across 460m² of built space, with 264m² of interior living and 331 m² of terraces designed to maximise outdoor living. The home features a heated saltwater swimming pool generous garden areas a private football pitch and a fully equipped gym, creating a perfect environment for both relaxation and family life. Inside the property is equipped with modern comforts including underfloor heating in all bathrooms and the kitchen, triple-glazed security windows and a fully integrated smart home system controlled via tablet or mobile. A comprehensive security system with cameras and sensors ensures peace of mind while the recently upgraded hot water system and energy-efficient solar installation (120m² of panels) significantly reduce running costs. The garage offers space for three vehicles with independent access further enhancing practicality and convenience. A key highlight of this property is its remarkable development potential. The plot permits a total build of approximately 1,508m² including the option to construct up to 812m² plus a basement with a 35% building allowance and the possibility to develop up to 696m² on a single level. In addition the land can be divided into four separate plots making it possible to build four independent villas. This creates a unique opportunity for developers or investors to fully capitalise on the value of this prime location as well as for end-users seeking to design and build a bespoke luxury home in one of the most exclusive beachside areas with limited availability. Linda Vista is one of the few remaining areas on the San Pedro beachside where large plots of this calibre still exist offering a unique blend of exclusivity space and proximity to the sea. A rare opportunity to secure a frontline golf villa with significant upside potential in one of Marbella's most desirable locations.

Особенности:

None, Бассейн, Кондиционирование, Вид на горы, Частный сад, None, Система оповещения, Круглосуточная охрана, Парковочные места, None