



## Detached Villa for sale in Almería, Almería

1,300,000 €

Reference: R4956643 Bedrooms: 6 Bathrooms: 5 Plot Size: 807m<sup>2</sup> Build Size: 700m<sup>2</sup> Terrace: 100m<sup>2</sup>





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## Costa Almeria, Almería

Exceptional 5-bedroom luxury villa in Retamar, Almeria, just a few metres from the famous Alboran Golf Course, in a luxury development with 24-hour security. Strategically located in the centre of the Golf Course, this contemporary Villa of more than 700 m<sup>2</sup> and more than 100 m<sup>2</sup> of terraces and interior patios offers all the comfort of a modern villa in an environment of extraordinary beauty and security. It is a Villa built with the best materials and decorated with excellent taste to satisfy the most demanding clients. On the main floor there is a spacious and elegant double height entrance hall with two staircases; the first one is a spiral staircase that leads to the first floor and a straight staircase with elegant wooden steps that leads to the lower floor. There is also a lift/elevator for access to all levels. On the ground floor there is a large bedroom with two separate rooms and an en suite bathroom, and the master bedroom with en suite bathroom and an indoor pool area. In addition, we can enjoy a large living room with direct access to the terrace and the outdoor pool area with waterfall and large chill-out areas. On the upper floor there are 2 large bedrooms with en suite bathrooms. On the lower floor, which occupies practically the entire surface of the plot, there is a spacious living room with dining area and direct access to a large terrace / patio and a fully equipped open plan kitchen, a fifth bedroom with 'en suite bathroom', a large room that was used as an office, a garage with space for more than 2 vehicles, a gym and finally a very large multipurpose space. This Villa offers us the perfect harmony between modern design, spaciousness, varied interior spaces and ample 'chill out' areas outside, highlighting its swimming pool with waterfall and south orientation. In short, a Modern Luxury Villa with large spaces, fully equipped and with an excellent location within a Luxury Urbanization with 24 hour security and a magnificent 18 hole Golf Course, all this just 15 minutes' drive from the Historic Centre of Almeria and its port, and just 10 minutes from the International Airport of Almeria.



## Features:

### Features

Covered Terrace  
Near Transport  
Private Terrace  
Storage Room  
Ensuite Bathroom  
Double Glazing  
Fitted Wardrobes  
Gym  
Games Room  
Utility Room  
Basement

### Views

Sea  
Mountain  
Golf  
Urban

### Pool

Private

### Security

24 Hour Security  
Alarm System  
Electric Blinds

### Category

Investment  
Luxury

### Orientation

East  
West

### Setting

Close To Golf  
Urbanisation  
Close To Sea  
Close To Town  
Close To Schools

### Furniture

Fully Furnished

### Parking

Underground  
Garage  
Private  
More Than One

### Climate Control

Air Conditioning

### Condition

Excellent

### Kitchen

Fully Fitted

### Utilities

Electricity  
Drinkable Water  
Telephone