



## listing



### Στοιχεία μεσίτη

Όνομα:	Bjorn Ingbrant
Όνομα εταιρείας:	Enova Estates
Χώρα:	Spain
Experience since:	2011
Τύπος υπηρεσίας:	Selling a Property
Specialties:	Property Type: Apartments, Houses
Τηλέφωνο:	+34 (669) 807-133
Languages:	English, Norwegian, Swedish
Site:	<a href="http://costadelsolproperty4sale.com">http://costadelsolproperty4sale.com</a>

### Στοιχεία καταχώρησης

Ακίνητο για:	Πώληση
Τιμή:	EUR 5,060,000

### Τοποθεσία

Διεύθυνση:	Costa del Sol
Δημοσιεύθηκε:	20/09/2024
Περιγραφή:	Luxury Off Plan project with building license

Villa Stern is a Super Modern Masterpiece in Altos de Valderrama, Sotogrande

Welcome to Villa Stern, an ultra-modern architectural marvel nestled in the prestigious Altos de Valderrama, Sotogrande. Neighboring the renowned Cartier's mansion, Villa Manzana, this exquisite property represents the pinnacle of luxury, blending unrivaled elegance with cutting-edge design.

**Unparalleled Location:** Set within one of the most secure and privileged enclaves in Sotogrande, Villa Stern offers the perfect balance of privacy and exclusivity. The villa is surrounded by five of the region's top golf courses, with breathtaking views of the iconic Real Club Valderrama Golf course—a true golfer's paradise. The prestigious Sotogrande International School is just a short 5-minute drive away, making this location ideal for families.

**Expansive Living Space:** Spanning an impressive 1,225 m<sup>2</sup> of meticulously crafted living space on a generous 2,212 m<sup>2</sup> plot, Villa Stern showcases the perfect blend of luxury and innovation. Every inch of this stunning villa has been designed with sophistication and sustainability in mind.



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**7 Luxurious Bedrooms:** Each of the seven bedrooms is a private sanctuary, complete with en-suite bathrooms, ensuring comfort and privacy for all residents. These rooms are filled with natural light and benefit from excellent ventilation, with all first-floor bedrooms offering panoramic views of the Real Club de Valderrama.

**Majestic Entrance:** The entrance to Villa Stern sets the tone for the entire home—a grand hall with a double-height ceiling that bathes the space in natural light, thanks to its southeast-facing orientation. This majestic space exemplifies the villa's commitment to elegance and attention to detail.

**Outdoor Oasis:** The property features a 12-meter-long by 3-meter-wide outdoor pool, perfect for both relaxation and exercise. Adjacent to the pool is a walk-in water mirror, which enhances the villa's serene atmosphere by reflecting light and adding a touch of tranquility.

**Wellness and Relaxation:** To promote a healthy and balanced lifestyle, Villa Stern includes a state-of-the-art wellness area, complete with a luxurious SPA, a fully-equipped gym, and a soothing sauna. This dedicated space ensures that well-being is always at the forefront of your living experience.

**Circadian Lighting:** The villa is equipped with an advanced circadian lighting system that automatically adjusts the tone of light throughout the day to match human needs, enhancing comfort and well-being.

**Seamless Integration with Nature:** Nestled in a serene and natural environment, Villa Stern offers the best of both worlds—complete immersion in nature without sacrificing the conveniences of cosmopolitan life.

**Year-Round Comfort:** The basement of Villa Stern houses a heated indoor swimming pool, illuminated by sophisticated LED lighting, providing a warm and inviting space for relaxation, no matter the season.

**Custom Elevator:** For added convenience, Villa Stern features a fully customized elevator that seamlessly connects the basement, ground floor, and first floor, ensuring easy access throughout the home.

**Security:** Located in a highly exclusive urbanization, Villa Stern benefits from its own dedicated security service, offering peace of mind and ensuring the utmost safety for you and your family.

**Planned Renovations:** Future renovations will further enhance Villa Stern's appeal, including a fully modernized kitchen with an open dining area that faces the pool, offering stunning panoramic views of the lush garden and surrounding oak forest. The renovations will also add an independent, accessible laundry and service room with an en-suite bathroom, as well as a storage room for the kitchen, ensuring that the home's functionality matches its elegance.

Villa Stern is more than just a residence—it is a statement of modern luxury and refined living. Every detail of this home has been carefully crafted to offer an unparalleled lifestyle experience, where sophistication meets sustainability in one of the most sought-after locations in Sotogrande.

## **Κοινά**

Κρεβατοκάμαρες:

7



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Μπάνια:	7
Τελειωμένα τετραγωνικά πόδια:	1255 τ.μ
Μέγεθος αυλής:	2212 τ.μ

### Building details

Outdoor Amenities:	Pool
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### Lease terms

Date Available:

### Contact information

IMLIX ID: R4838578

