

Villa 119 - El Herrojo

La Quinta Golf & Country Club



A prime location

Villa 119 is a brand new five bedroom, five bathroom home offering spacious accommodation with multiple terraces and feature gardens. A large lower ground level complete with spa and bodega can be personalised to the future owners specification.

Situated on one of the last remaining plots in El Herrojo, within the La Quinta Golf & Country Club resort, it offers maximum accommodation in a prime location, villa 119 has been designed by architect Marco Sanchez Sanchez from Malaga.



La Quinta Golf Resort



Elevation & Orientation

Situated to maximise views to the south, the property has been elevated and orientated to ensure the ideal outlook from the main ground floor. An infinity pool and large covered terrace connect to all the areas around the property including the lower ground level which has independent access.

Southern Facade





Modern Relaxed & Inviting

A large entrance terrace leads to a large feature front door and onwards to a large open living area. A spacious covered terrace joins the exterior with the interior giving a relaxed and inviting feeling.

The latest home automation and security systems have been employed to ensure a relaxed living environment.



Open plan living

A spacious open plan ground floor features a custom kitchen and separate dining area. Featuring fully retractable windows in the salon area and a glazed wall on the rear facade allowing natural light into the main living area.

GROUND FLOOR: Main salon with
fully retractable windows and access to
large covered terrace



Double height & floating staircase

The main living area features a double height ceiling with picture window to the south. A floating staircase with glazed balusters allows access to upper and lower ground floors.

GROUND FLOOR: Main salon with
feature floating staircase and double
height atrium





Exterior Spaces

The property features multiple exterior spaces which can be accessed independantly. The main pool terrace features a stone wall feature with built in shower. The upper terrace is accessed from all upper floor bedrooms and features stunning views to the south.



Rear Terrace

Accessed directly from the main kitchen a feature bespoke barbeque dominates this lovely west facing terrace. Ideal for breakfast or lunch and with the addition of awnings perfect for evening dining.



Bespoke Kitchen

The home is designed with a bespoke kitchen featuring Gaggenau appliances and solid surface work surfaces. The large kitchen island with breakfast bar can accommodate up to 6 seats.



GROUND FLOOR: Floating
island with dining area.



The Master Suite

With fully retractable windows offering direct access to the upper floor terrace and splendid views to the coast. A walkin wardrobe and feature bathroom complete this comfortable master suite.

FIRST FLOOR: Master bedroom with
walk in wardrobes and fully
retractable windows



The Master Bathroom

The spacious master bathroom features a free standing bath, glazed corner and specialist materials and fixtures. A large walk in rain shower completes this luxurious en suite.



Guest Bedrooms

There are two guest suites located on the first floor of the property and a further two guest bedrooms on the lower ground floor with direct access to the lower garden. All feature en-suite bathrooms and built in wardrobes.




A modern, minimalist guest bedroom. A large floor-to-ceiling window on the left provides a panoramic view of a coastal town and the ocean under a clear blue sky. The room features a bed with a light grey duvet and two dark grey pillows. A patterned throw blanket is draped over the foot of the bed. A large, white, vase-like decorative object stands in the foreground on the left. The walls are a neutral beige, and a modern wall sconce is mounted on the right wall. A small, textured rug is placed at the foot of the bed.

FIRST FLOOR: Guest bedroom with access to the terrace.



Lower ground level & bodega

The lower ground level of the property features a large open salon area with feature bodega, games room and guest bedrooms. Additional pre installation for kitchen and bar area have been prepared on this level.



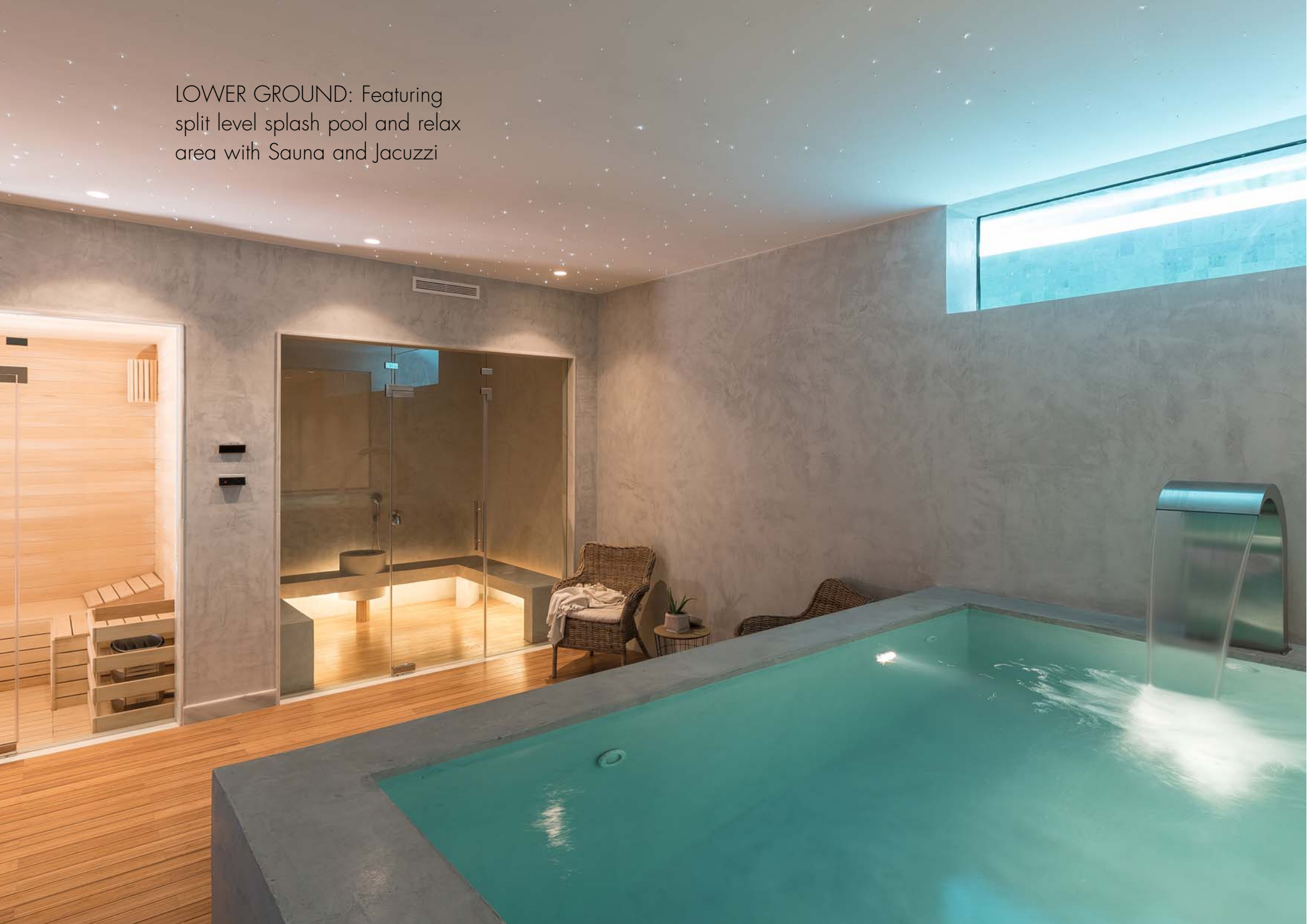
LOWER GROUND: Large salon and entertainment area with large patio doors to the rear of the property.



Spa Area & Gynasium

A dedicated spa area including gymnasium, turkish bath, sauna and interior pool are located on the lower ground floor. Featuring a LED starlite ceiling and self draining bamboo floor the entire area is self contained from the rest of the home.

LOWER GROUND: Featuring
split level splash pool and relax
area with Sauna and Jacuzzi



Nighttime extravaganza

Extensive exterior lighting and feature planting creates a nighttime extravaganza which surrounds the whole property. Ideal for seasonal entertaining the main terrace offers a great space for guests and family.







GROUND FLOOR: Terrace
view to the West

Optimised design

The dual floor living concept allows this property to offer maximum accommodation and usability. The materials and construction qualities are of a very high quality and architectural design has been optimised throughout the build process.

GROUND FLOOR: Hand
laid bespoke stone from
Ronda

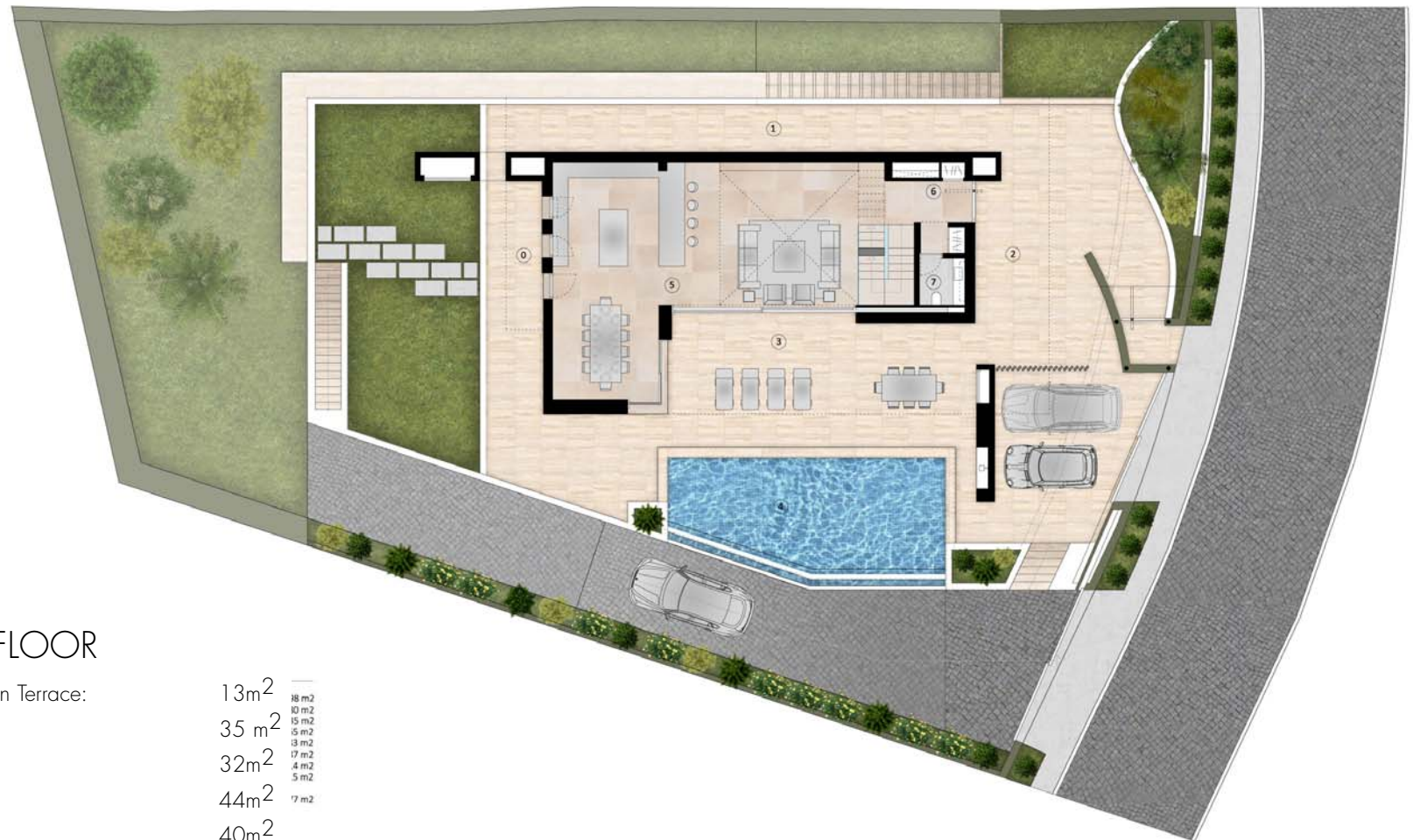


Natural Materials Hand Crafted

Many of the materials used in the property have been individually sourced. The pool tiles were imported Bali, stone cladding from Ronda, selected marble from northern Spain. The garden features local and tropical trees and plants with fully automatic irrigation system.



FLOOR PLANS

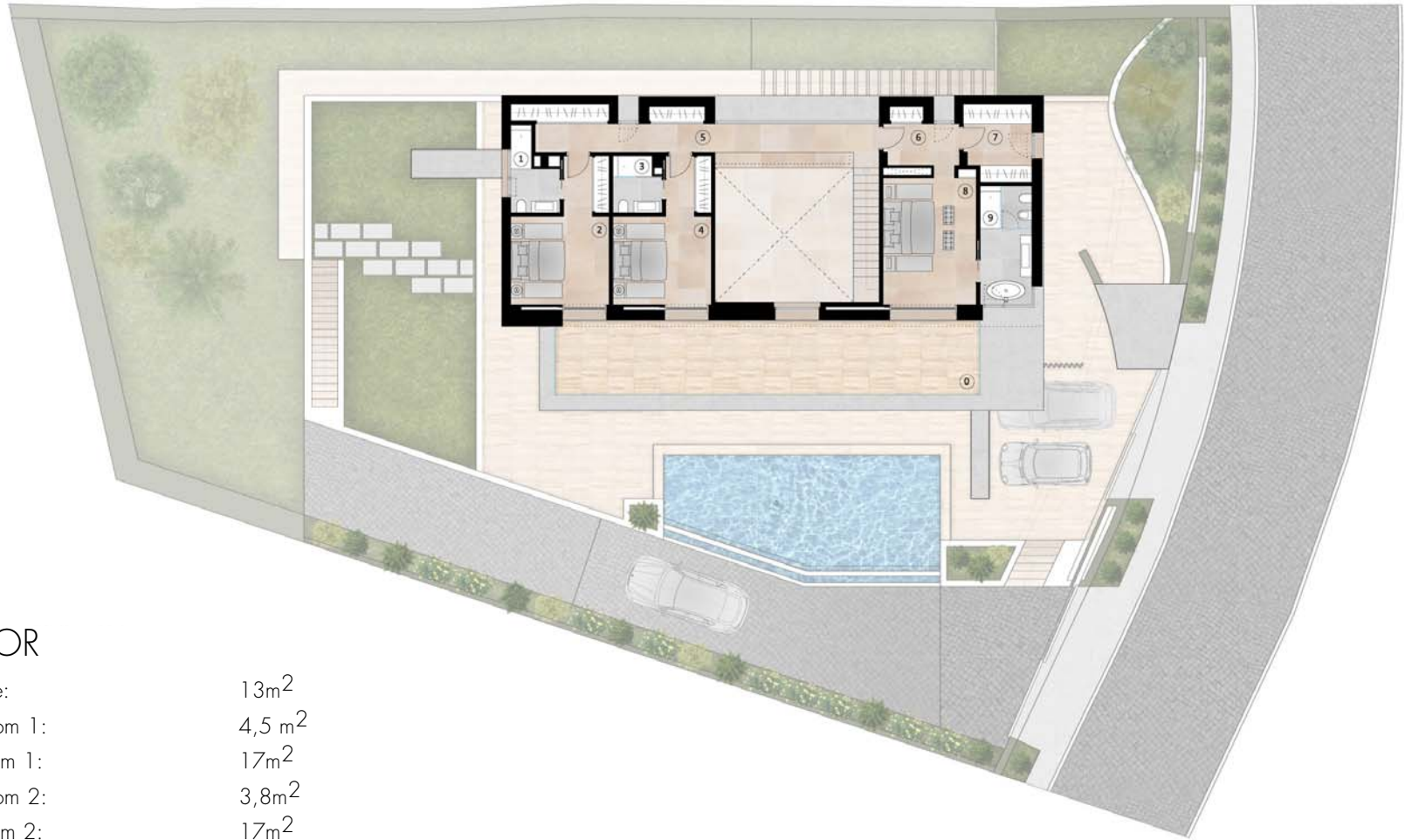


GROUND FLOOR

0 - Covered Garden Terrace:	13m ²	18 m ²
1 - Rear Terrace:	35 m ²	10 m ²
2 - Covered Entry:	32m ²	15 m ²
3 - Main Terrace:	44m ²	13 m ²
4 - Exterior Pool:	40m ²	17 m ²
5 - Lounge/Kitchen/Dining:	80m ²	4 m ²
6 - Entrance hallway:	10m ²	5 m ²
7 - Guest Toilet:	3m ²	17 m ²

Total Constructed: 260m²

Terraces: 124m²



FIRST FLOOR

0 - Upper Terrace:	13m ²
1 - Guest Bathroom 1:	4,5 m ²
2 - Guest Bedroom 1:	17m ²
3 - Guest Bathroom 2:	3,8m ²
4 - Guest Bedroom 2:	17m ²
5 - Gallery:	18,1m ²
6 - Master Bedroom Hallway:	5,6m ²
7 - Master walk in Wardrobe:	7,5m ²
8 - Master Bedroom:	18m ²
9 - Master Bathroom:	9m ²

Total Constructed: 148m²



LOWER GROUND FLOOR

1 - Covered Porch:	8m ²	13 - Exterior Staiway:	6m ²
2 - Guest Bedroom 3:	18 m ²	14 - Garage:	58m ²
3 - Guest Bathroom 3:	4,5m ²	15 - Laundry:	21m ²
4 - Guest Bedroom 4:	18m ²	16 - Gym:	18m ²
5 - Guest Bathroom 4:	4,5m ²	17 - Hallway:	4,5m ²
6 - Lounge/Salon:	70m ²	18 - Pool:	6m ²
7 - Guest Toilet:	5,6m ²	19 - Relax Area:	13,5m ²
8 - Installations Room:	15m ²	20 - Turkish Bath:	5,5m ²
9 - Installations Room 2:	5,5m ²	21 - Sauna:	5,5m ²
10 - Bodega Hallway:	13m ²	22 - Installations Room:	40m ²
10 - Open Basement:	183m ²	23 - Water Deposit:	2,5m ²
11 - Stairway:	5,5m ²	24 - Storage Room:	16m ²
12 - Games/TV Room:	62m ²		

Total Constructed: 432m²

Specifications

Installations

Home Automation CONTROL 4 - Control lighting, heating and air-conditioning

DAIKIN Hot & Cold air conditioning system

Under floor heating throughout

Laminated Security Glass in all windows

Double glazed high quality windows

Interior carpentry - solid wood doors

Flooring - Marble, Ceramic and solid wood flooring

Intelligent solar heating / cooling systems for low running cost

Integrated water treatment system with water tank

Wall and roof insulation to extra specification

Large terraces with natural aged stone

Salt water pool system

Landscaped gardens with irrigation and lighting

Pre Installations

CCTV and Alarm System

Fully integrated audio / visual system - SMART HOME



Villa 119 - El Herrojo

El Herrojo, La Quinta Golf & Country Club

La Quinta Golf & County Club, located on the Costa del Sol is established as one of the premium residential areas in the Marbella area. Located in the province of Benahavis, just minutes from Puerto Banus, Marbella and San Pedro de Alcantara.



Westin five star hotel & Spa



27 Hole Golf Course, Club House & Golf School

Within La Quinta there are many different sectors with a mixture of property types. El Herrojo, located close to the 5 star Westin hotel, consists of private villas and homes which have been constructed over the past 20 years or more. This area has minimum urbanisation fees and local property taxes enabling low running costs throughout the year.



The Developer & Constructor

Established in the area for over 15 years, Codecosol has completed several similar projects in the local area for investors and private clients.

Every aspect of a new build or reconstruction process is delivered by an experienced team of Swedish, Spanish and English technicians and engineers.

For more information on Villa 119 El Herrojo, please contact your agent.

All imaging and information contained in this document is for illustration and or guidance only and does not form part of any sales contract.

October 2019