



Unparalleled Design / Exceptional Style / Nonstop Luxury



Be HOME

A succession of spaces in sync, from the intimacy of the **Mediterranean patio to the clean lines of the pool** and where each element has its reason and place. The bubbling of the water, the pleasure of a garden ... A variety of sensations in an **oasis of peace**.

The soul of the house is divided into several independent zones in perfect harmony. There is no interior or exterior, only a home with united spaces.

DESIGN AND IDENTITY



L EXCLUSIVE Luxury

This jewel of renovation and interior design made by **OTERO DESIGN** is located in the heart of the Nueva Andalucía **Golf Valley, Marbella** – considered to be one of the most sought-after locations on the Costa del Sol. Its exquisite contemporary architecture creates an impressive work of art.

A house with its **own identity**, where voluminous spaces are determined but yet fluid. On the ground floor are the social areas and three bedrooms, whilst on the upper floor are the most private of spaces with two en-suite bedrooms.

Villa Banus Lazuli is a masterpiece of contemporary architecture,

situated on a plot of nearly 800 m² with a living area of 354.16 m².

This **luxury property** has five bedrooms (with the possibility to add an extra one), five bathrooms, as well as a guest toilet, a large open plan living room, dining room and an open kitchen. Outdoor private pool, private terrace and with stunning views of the Mediterranean Sea. –It also has a custom design glassed and climatized wine display, aerothermal air conditioning system, solar panel, underfloor heating throughout the property and parking for two vehicles. An exceptional property. **A unique opportunity.** An avant-garde design on the Costa del Sol.

DESIGN AND IDENTITY



MAXIMUM
tranquility and privacy
WITH
stunning views



THE MOST EXCLUSIVE SURROUNDINGS

PERFECT Location



THE MOST EXCLUSIVE SURROUNDINGS



6 MINUTES WALK TO
THE BEACH



750 METRES FROM
PUERTO BANÚS



5 GOLF COURSES
IN THE AREA

Villa Banus Lazuli represents a **unique opportunity to have a modern villa** in a well-established residential area, close to all services and in the heart of one of the best areas of Marbella. Close to the beach, Puerto Banús and Marbella centre.



TOP
RESTAURANTS



SHORT DISTANCE
TO BEACH CLUB



BEST NIGHTCLUBS
AND BARS

An ideal place to live with **easy access to the main roads and close to all services:** restaurants, beach clubs, high-quality shopping malls, shops, tennis and golf clubs and the best international schools on the Costa del Sol.



LOCAL
SERVICES



EASY ACCESS
TO THE HIGHWAY



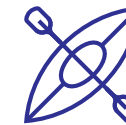
6 KM FROM
MARBELLA CENTER



40 MINUTES
TO THE AIRPORT



LUXURY
SHOPS & BOUTIQUES



GREAT SPORTS
OFFER

THE MOST EXCLUSIVE SURROUNDINGS

Puerto Banus & MARBELLA

A **world-famous tourist destination**, Marbella and Puerto Banús have always known how to attract tourists and foreigners with high purchasing power.

A **cosmopolitan city** where more than 137 nationalities live together, enjoying the mix of elegance, luxury and modernity that this unique municipality on the Costa del Sol has. Marbella is an ideal place to live, protected by the Sierra Blanca, the area enjoys an enviable microclimate, with 320 days of sunshine a year and an average annual temperature of 18 °. With **24 beaches on its 27 kilometres of coastline** full of beach bars, nautical

areas and beach clubs, Marbella is a paradise for lovers of eternal summer.

Its wide sandy coast washed by the waters of the Mediterranean is the ideal place for those seeking perfection by the sea.

Puerto Banús is **the largest luxury shopping area in southern Spain**, known for having the largest number of luxury stores per square metre in our country.

The luxury of this unique port located in the Nueva Andalucía area is very varied, with a great walk on the Ribera Pier, yachts, sports cars, **glamorous boutiques** and a wide range of restaurants and bars.



Costa del GOLF Costa

Think of **the perfect conditions for playing golf** and compare them to those of Marbella: warm, sunny weather with little rainfall; smooth geography with wide open spaces to the sea and the mountains; and numerous fully equipped courses.

They match, right? That is why Marbella, on the Costa del Sol, is considered by many to be **the capital of golf**. If you like this sport, can you think of a better place to practice it?!



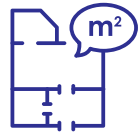
MASTER PLAN & FEATURES



MASTER PLAN & FEATURES



PLOT: 780,45 M²



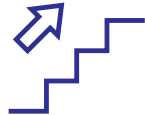
BUILT AREA: 354,16 M²



BEDS/BATHS: 5/5



GROUND FLOOR: 279,48 M²



FIRST FLOOR: 74,68 M²



URBANIZED OUTDOOR SPACES: 251,68 M²



COVERED TERRACE: 8,26 M²



TUNCOVERED TERRACE: 73,71 M²



GARDEN: 175,70 M²



POOL: 36,80 M²



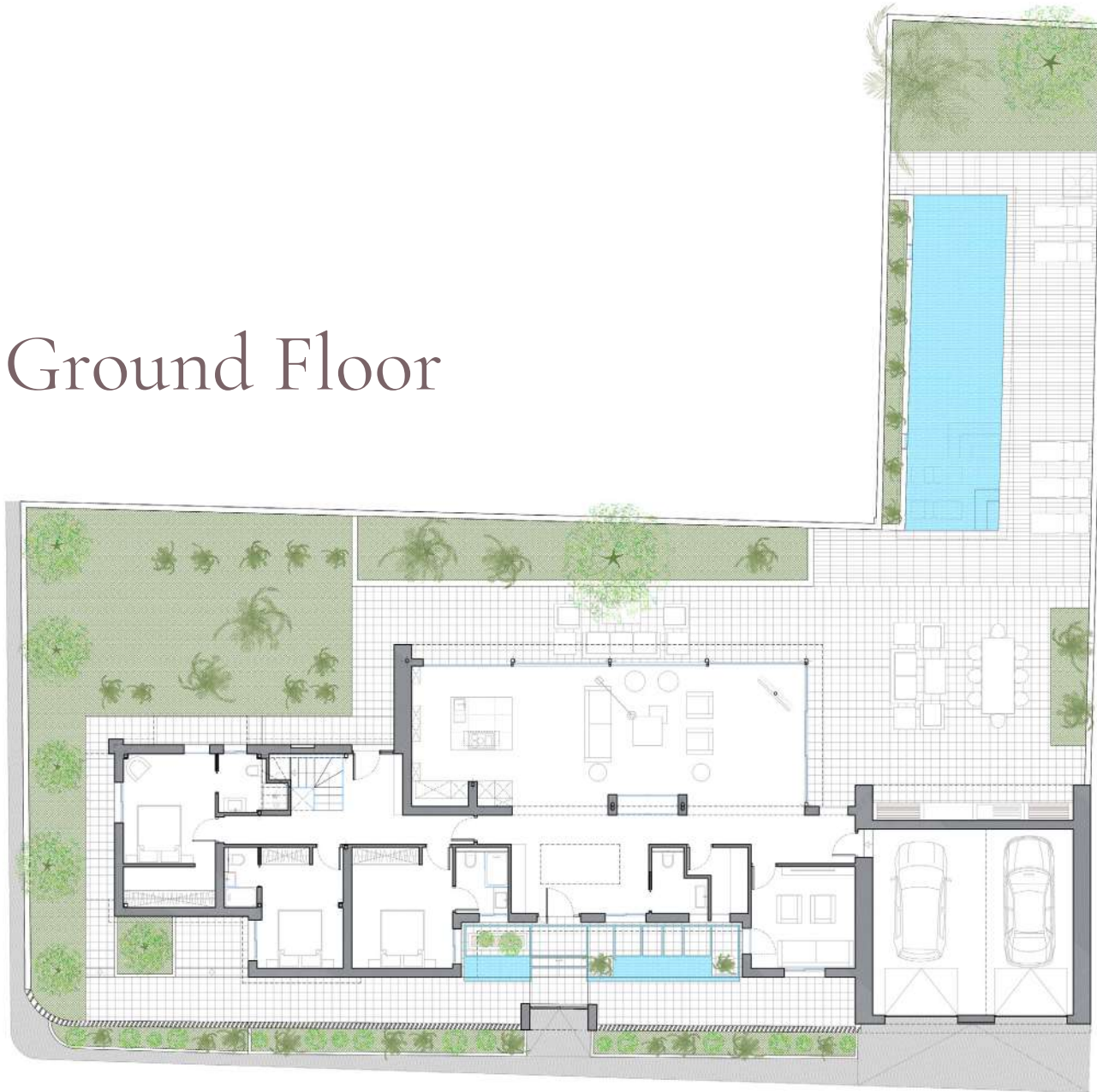
GARAGE PLACES: 2



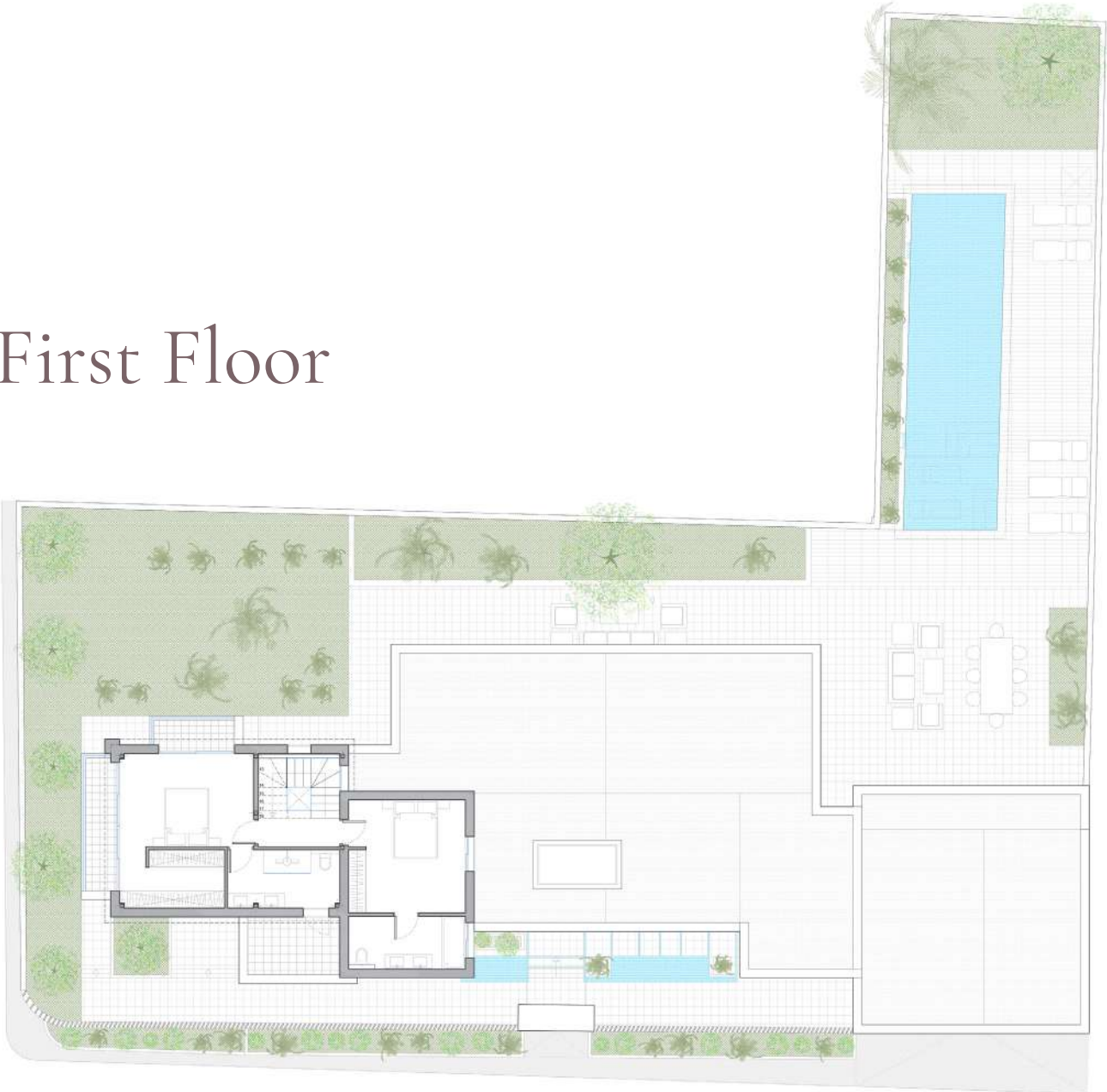
ORIENTATION: SOUTHWEST



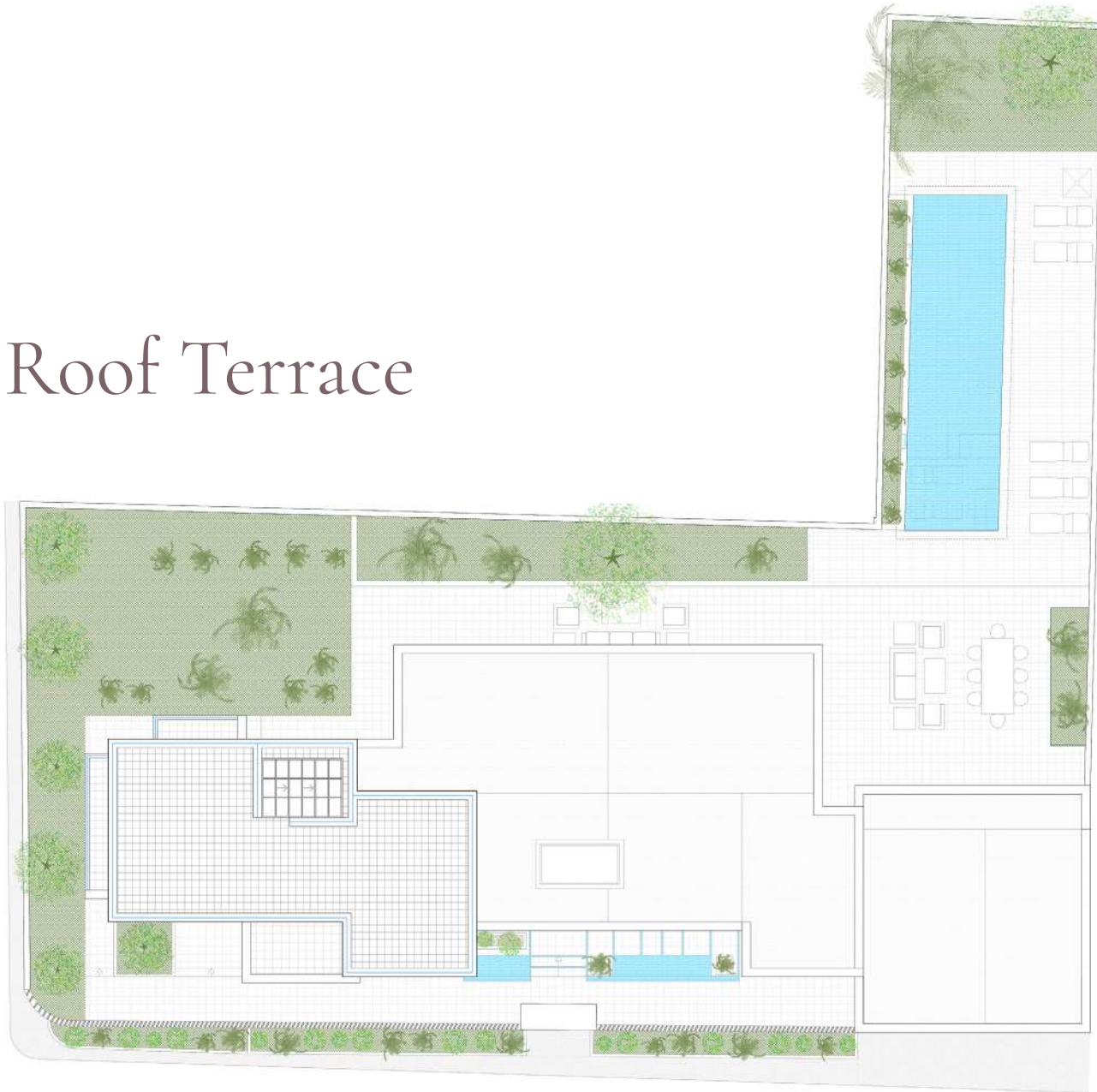
Ground Floor



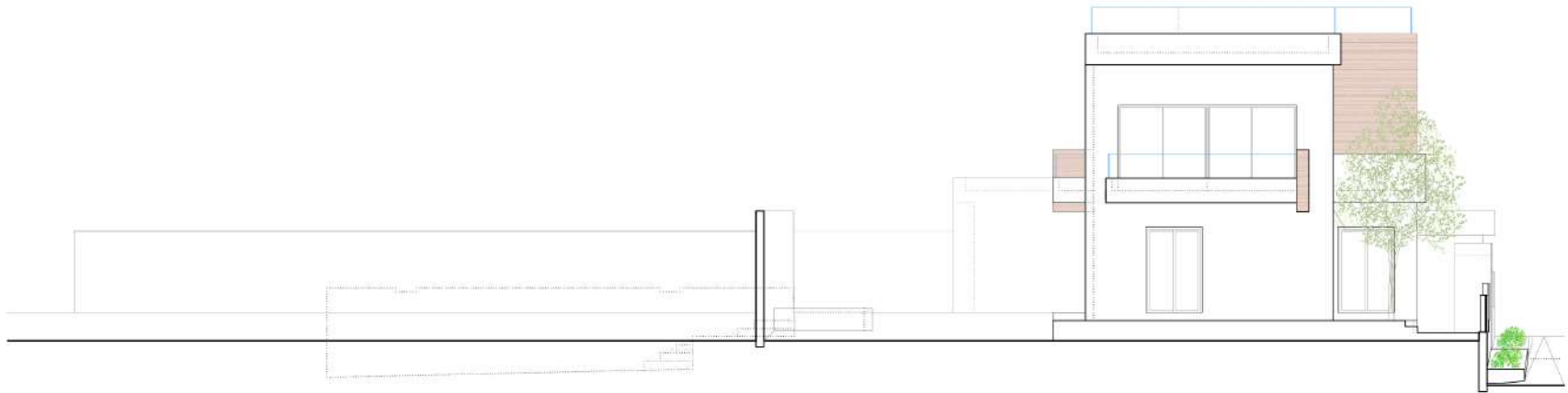
First Floor



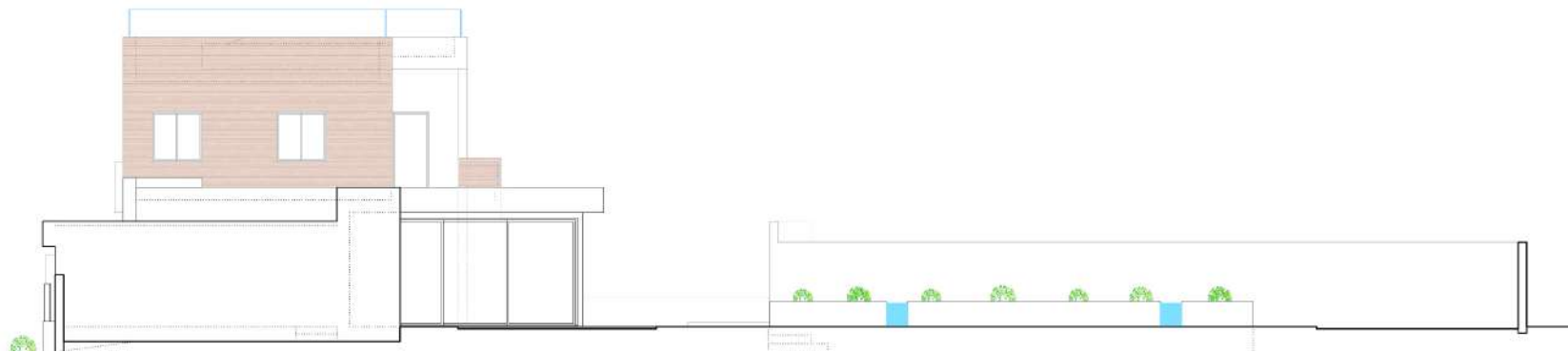
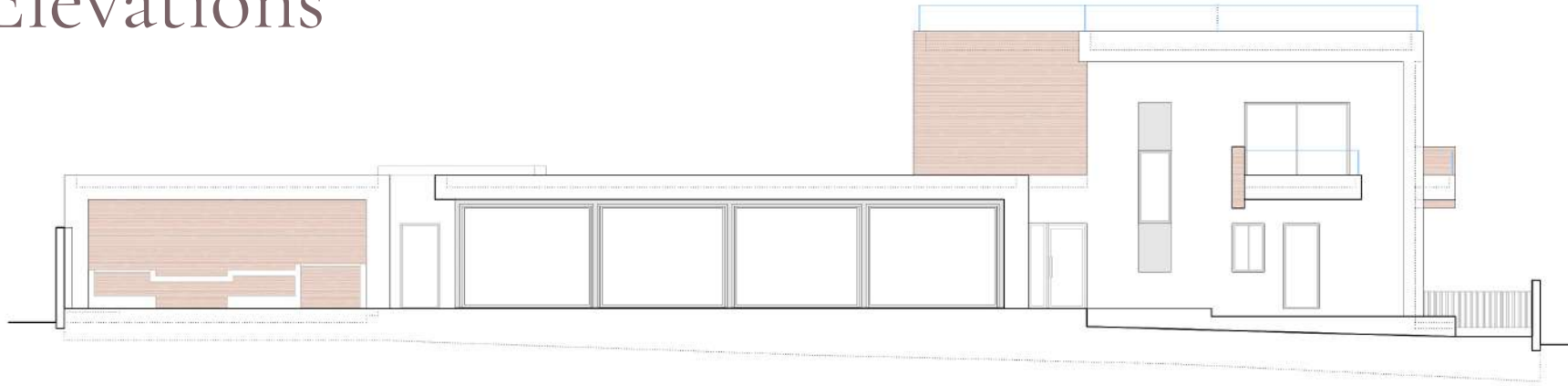
Roof Terrace



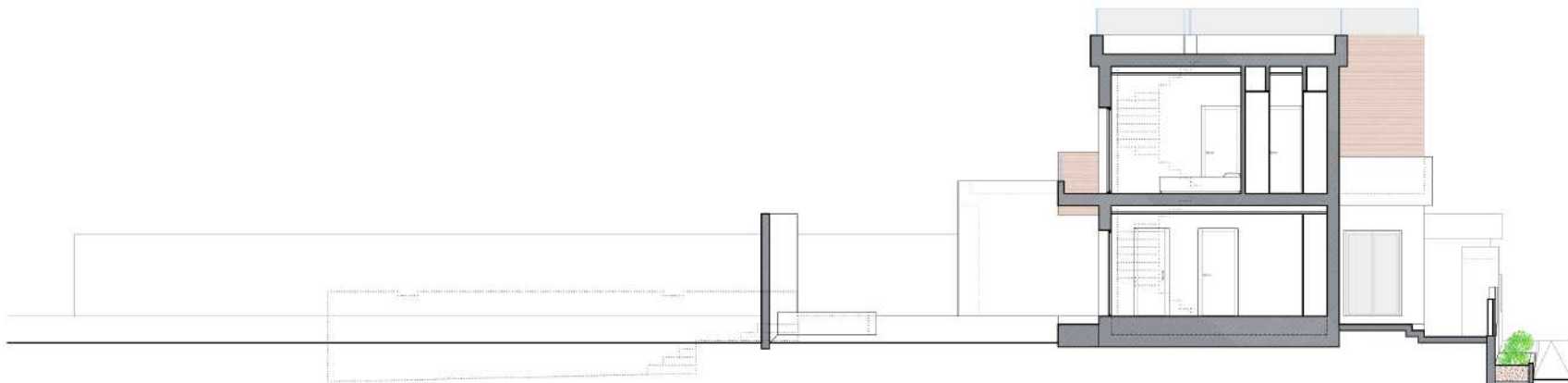
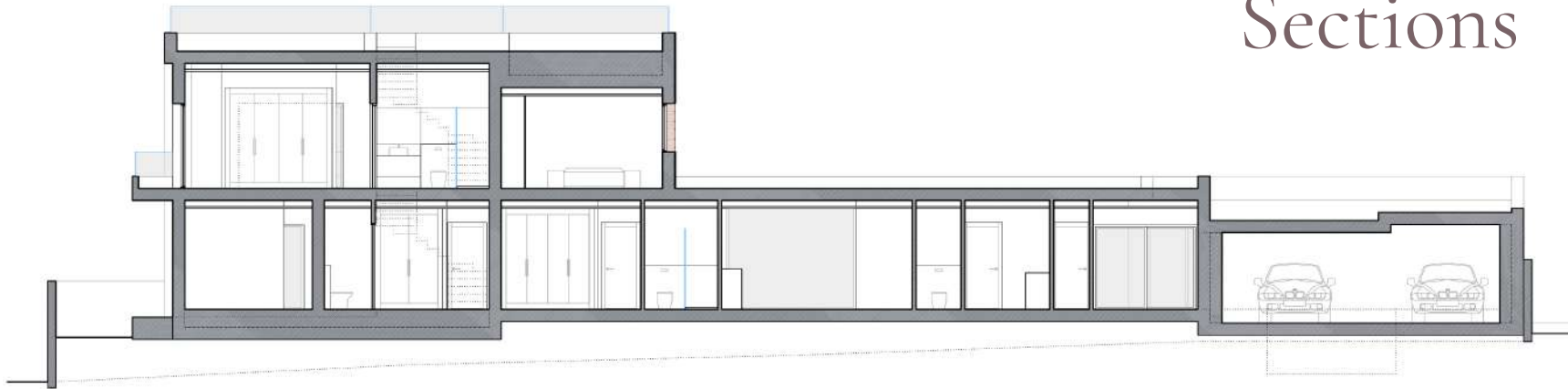
Elevations



Elevations



Sections



Superior QUALITY



KITCHEN

Open kitchen with a modern design from the Italian firm MODULNOVA, fully equipped with all GAGGENAU appliances, consisting of: ceramic hob, multifunction electric oven, microwave and 60 cm extractor hood (free-standing) with stainless steel finish, built-in dishwasher, refrigerator finished in stainless steel and washer / dryer.

Custom Design glassed and climatized wine display.

BATHROOMS FIXTURES AND FITTINGS

Bathrooms with flooring and tiling of the firm KERABEN, GEBERIT toilets, furniture of MODULNOVA and equipment of taps from HANSGROHE.

FLOORS

Interior floors in natural stone and porcelain stoneware from the firm MODULNOVA. Exterior floors of non-slip tiles from the firm KERABEN.

HEATING AND AIR CONDITIONING

LG brand arothermal heating systems for air conditioning / heating and hot water. Electric underfloor heating system for all bathrooms.

DOMOTICS

Security system.
Light control.
Mobile application for home automation control.

GARDEN AND POOL

Natural grass garden and infinity pool with salt water system and LED lighting.



Elegance and CLASS

The ultimate in luxury, sustainability and interior design, this is a villa renovated by **OTERO DESIGN** to maximize the **feeling of privacy** and blend into the natural surroundings with elegance and class.

Impressive at first glance, with its **ultra-modern design**, attention to detail, high-quality materials and accessories, benefiting from an elegant and restrained colour

palette, exquisite furnishings and decorative elements.

Being situated next to the **exclusive Banus Oasis complex**, a short distance from the famous Puerto Banús marina, the location of this home could not be more convenient for luxury living. This modern mansion combines the best of modern architecture with the latest cutting-edge technology.



