

CONTEMPORARY 5-BEDROOM VILLA ON THE OURIKA ROAD

1 090 000 €

Ref 87151836

Marrakech - Appartement 4736 sq ft

VANEAU
Luxury Real Estate



About this property

VANEAU Maroc real estate agency offers for sale this superb contemporary villa of 437 m² of living space, built on a magnificent landscaped plot of 1,000 m², providing a privileged living environment on the outskirts of Marrakech. Spread over two levels, the property features **5 bedrooms**, each with its own private bathroom, guaranteeing comfort and privacy. The light-filled living areas include a spacious living room, an elegant dining room, a fully equipped kitchen, and a laundry room. Upstairs, a large terrace offers panoramic views of the Atlas Mountains, ideal for enjoying sunsets. Outside, everything has been designed for a refined lifestyle: a 50 m² heated infinity pool, a landscaped garden with automatic irrigation, an outdoor lounge under a pergola, a barbecue area, and a *pâˆˆtanque* court. Built with premium materials and equipped with state-of-the-art technology, this villa offers optimal comfort thanks to excellent thermal insulation, double-glazed aluminum windows, centralized reversible air conditioning with zone control, and efficient hot water production. The finishes reflect a high level of quality: a fully equipped kitchen with top-of-the-range appliances. With a decidedly forward-looking approach, the property is equipped with solar panels and a complete home automation system allowing remote control of the air conditioning, security, access, lighting, and heated pool, thus offering comfort, energy savings, and peace of mind every day. A rare property, combining contemporary architecture, premium amenities, and modern technology, ideal as an exceptional primary or secondary residence, or as a rental investment. Buyer's fee: 3% including VAT, in addition to the sale price.

Robinson Choual

✉ maroc@vaneau.fr
phone_abbreviation
[+212664905373](tel:+212664905373)

Marrakech Agency
Marrakech - Marrakech

Price : 1 090 000 €

Surface : 4736 sq ft

Rooms : 8

Bedrooms : 5

Floors : 1

Bathrooms : 5

Shower rooms : 0

Balconies : Yes

Swimming pool : Yes

Parkings : 1

Intercom : Yes

Terrace : Yes

CONTEMPORARY 5-BEDROOM VILLA ON THE OURIKA ROAD

1 090 000 €

Ref 87151836

Marrakech - Appartement 4736 sq ft

VANEAU
Luxury Real Estate



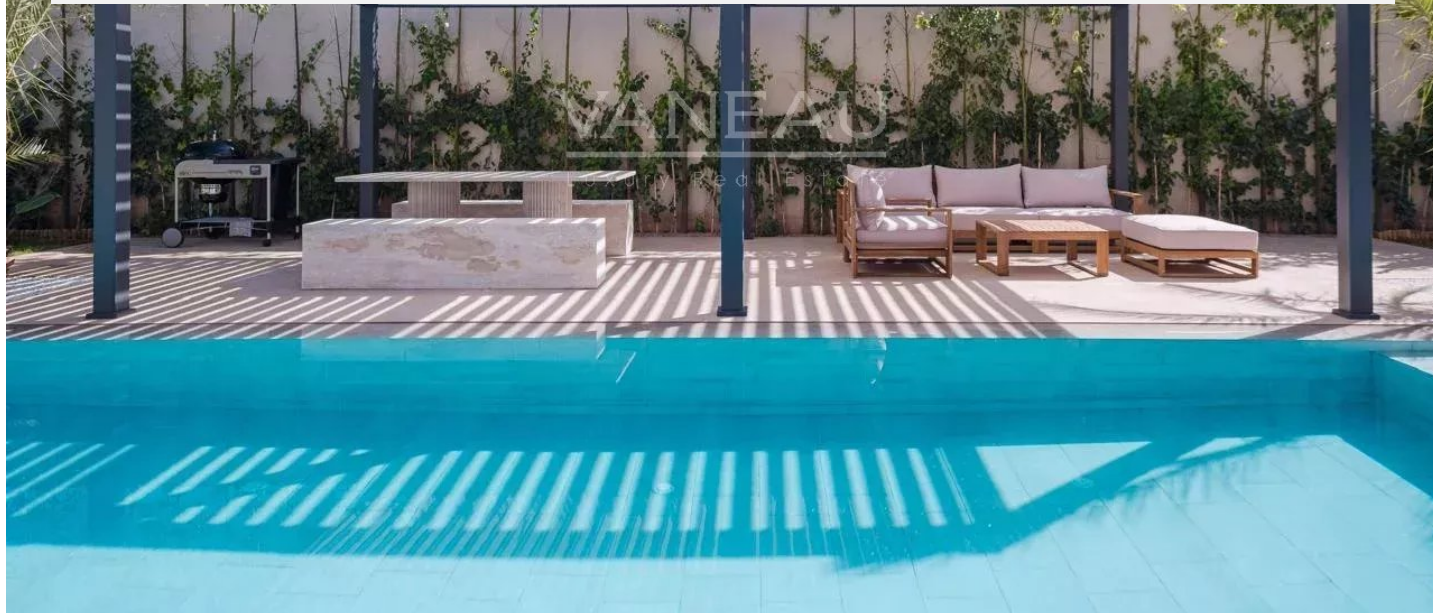
CONTEMPORARY 5-BEDROOM VILLA ON THE OURIKA ROAD

1 090 000 €

Ref 87151836

Marrakech - Appartement 4736 sq ft

VANEAU
Luxury Real Estate



VANEAU

Immobilier de prestige depuis
1972

VANEAU LOCATION

Une équipe dédiée à Paris,
Neuilly et Boulogne

VANEAU VIAGER

30 ans d'expérience en vente
viagère

VANEAU

C'EST AUSSI

VANEAU BUREAUX & COMMERCES

+10 000 offres disponibles

VANEAU PATRIMOINE

Dispositifs de défiscalisation,
SCPI, Assurances Vie

VANEAU DIGITAL NEUF

La plate-forme digitale 100%
immobilier neuf

COURTAGE CRÉDITS

Exell Crédit immobiliers
Assurances emprunteurs

GESTION LOCATIVE

GTF, plus de 7 000 lots gérés à
Paris

140 collaborateurs

1200 signatures par an

1000 immeubles par an

2.5 milliards d'actifs gérés