



## Detached Villa for sale in Estepona, Estepona

1,625,000 €

Reference: SP1064 Bedrooms: 4 Bathrooms: 4 Plot Size: 110m<sup>2</sup> Build Size: 354m<sup>2</sup> Terrace: 85m<sup>2</sup>





## Costa del Sol, Estepona

### Exclusive New Build Villas with Sea Views in Estepona

#### 4 Bedroom Villas with Private Pool and Customised Design

Discover this unique development of 8 newly built detached villas in Estepona, custom designed to suit your lifestyle. Each property has 4 bedrooms spread over two floors, a private pool, a garden of up to 100 m<sup>2</sup> and spacious terraces ideal for enjoying the privileged climate of the Costa del Sol all year round.

#### Unbeatable location on the Costa del Sol

Located in one of the most exclusive and sought-after areas of Estepona, these villas are just 400 metres from the beach and close to all the amenities you need for your daily life: supermarkets, restaurants, international schools and medical centres. They are also well connected by road, allowing quick access to key locations such as:

Estepona Marina: 4 km (5 minutes by car)

Puerto Banús (Marbella): 20 km

Sotogrande: 35 km

Gibraltar Airport: 55 km (45 minutes)

Malaga-Costa del Sol Airport: 80 km (50 minutes)

Nearby golf courses: Valle Romano Golf and Finca Cortesín, both less than 10 km away

#### Modern Design and Spaces Designed for Wellbeing

The homes offer panoramic sea views from the top floor, creating an atmosphere of serenity and disconnection. There is the possibility of customising elements such as the pool heating or the installation of an internal lift (at an additional cost). All spaces have been carefully designed to offer functionality, aesthetics and comfort.

#### Premium Qualities and Energy Efficiency

The villas include high-end finishes and a sustainable approach with:

Underfloor heating throughout the property

Ducted air conditioning

Aerothermal system for energy efficiency

Fully equipped kitchen with high-end appliances

Motorised blinds in bedrooms

Solar panels for energy savings

Private garage for 2 vehicles with automatic door

#### A Life of Luxury in an Unrivalled Natural Setting

Enjoy the perfect combination of contemporary design, nature and comfort. Whether as a primary residence or a second home, this development offers everything you need to live the authentic Mediterranean lifestyle.

Don't miss this unique opportunity in Estepona. Contact us today for more information or to schedule a personalised visit.





## Features:

### Features

Communal Pool

Parking

Private Pool

Pool

Open Views

Golf

Beach

Urban

Garden Views

Garage

Village Views

Sea Views

Countryside

First Line

Pool Views

**Energy Rating**

A

### Views

Sea Views

Panoramic Views

**CO2 Emission Rating**

A

### Setting

Beachside

Beachfront

Town