



## Detached Villa for sale in Estepona, Estepona

**1,495,000 €**

Reference: R5037529 Bedrooms: 4 Bathrooms: 3 Plot Size: 587m<sup>2</sup> Build Size: 193m<sup>2</sup> Terrace: 180m<sup>2</sup>





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## Costa del Sol, Estepona

LUXURY VILLA WITH PARTIAL SEA VIEWS AND WALKING DISTANCE TO THE BEACH!

BUILDING LICENSE IN PLACE.

Tailor-made villa, customised to the client's wishes, off-plan price from.

An energy-efficient, sustainably, ready to build, detached luxury villa with a unique contemporary design featuring the highest quality fixtures and fittings to ensure functionality and optimal comfort. The energy-efficient floor-to-ceiling windows allow you to enjoy the beautiful sea views and the abundant sunlight in all bedrooms and the spacious open-plan living room.

The bedrooms open directly onto a terrace where you can enjoy the attractively landscaped garden and your own heated pool, either privately or with friends and family. There is also ample covered and private parking, including charging points for electric vehicles.

The villa is equipped with advanced Domotics for intelligent home automation, solar panels to reduce your environmental impact, and sustainable systems that enhance overall energy efficiency.

Designed to bring the sun and nature into your home, the villa uses elements that welcome you into a tranquil space and create a sense of harmony and well-being. This modern and contemporary open-plan layout has been created by a team of architects.. Their attention to detail, commitment to sustainable construction, and careful use of quality materials and natural colours are a hallmark of our company's integrity.

The villa also features a spacious basement, which offers great potential for customisation — perfect for adding a home gym, private cinema, games room, wine cellar, or any other lifestyle element that suits your personal preferences.



## Features:

### Features

Covered Terrace  
Private Terrace  
Ensuite Bathroom  
Double Glazing  
Fitted Wardrobes  
Utility Room  
Fiber Optic

### Views

Sea  
Mountain  
Garden  
Pool  
Forest

### Pool

Private

### Garden

Private  
Landscaped  
Easy Maintenance

### Category

Investment  
Luxury  
Off Plan  
Contemporary

### Orientation

South  
West  
South West

### Setting

Urbanisation  
Close To Sea  
Close To Forest

### Furniture

Optional

### Parking

Private  
Covered  
More Than One

### Climate Control

Air Conditioning  
Cold A/C  
Hot A/C

### Condition

New Construction

### Kitchen

Fully Fitted  
Kitchen-Lounge

### Utilities

Electricity  
Drinkable Water  
Telephone  
Photovoltaic solar panels