

**Sales - House - Estepona**  
**2.990.000€**



**Ref.-ID: R4841407**

**Estepona**

**House**

**Community: 1,200 EUR / year IBI: 1,806 EUR / year**

**Rubbish: 198 EUR / year**



**6**



**6**



**647 m2**



**1011 m2**

Situated on a peaceful, tree-lined street in the prestigious area of Guadalmina Baja, this stunning 6-bedroom, 6-bathroom villa offers an unparalleled blend of colonial charm and modern luxury. Boasting 647 m<sup>2</sup> of elegant living space on a generous 1,011 m<sup>2</sup> plot, this south-facing home is the epitome of tranquility, just a short walk from the beach and near the exclusive Club de Pádel Alhambra del Golf. The villa's interior showcases high-quality finishes throughout, including Italian marble floors and exquisite marble bathrooms. Four of the six bedrooms feature ensuite bathrooms, while some of the bedrooms enjoy the warmth of wooden floors and serene views of the mature, beautifully landscaped garden. The spacious lounge, complete with a working fireplace, opens onto a charming porch and large outdoor dining area—perfect for entertaining or enjoying peaceful afternoons by the private pool. The fully fitted kitchen, equipped with premium Miele appliances, flows seamlessly into the dining room, providing a perfect space for family gatherings. Additional features include a fully equipped gym, ample storage throughout, and a garage with space for several cars. The villa also benefits from 24-hour security, ensuring peace of mind in this sought-after neighborhood. Surrounded by lush greenery, this home offers the perfect combination of luxury, privacy, and proximity to the beach. Whether relaxing by the pool, dining al fresco, or enjoying the serenity of the garden, this villa offers a lifestyle of effortless elegance in one of the most desirable areas of the Costa del Sol. The property has a tourist licence, with capacity for up to 10 people. \*\*\*Available for viewings starting September 1, 2025

**Setting**

- ✓ Beachside
- ✓ Village
- ✓ Close To Shops
- ✓ Close To Town
- ✓ Close To Schools

**Features**

- ✓ Covered Terrace
- ✓ Fitted Wardrobes
- ✓ Near Transport
- ✓ Private Terrace
- ✓ Gym
- ✓ Games Room
- ✓ Storage Room
- ✓ Utility Room
- ✓ Ensuite Bathroom
- ✓ Marble Flooring
- ✓ Jacuzzi
- ✓ Barbeque
- ✓ Double Glazing
- ✓ Domotics
- ✓ Basement

**Utilities**

- ✓ Electricity
- ✓ Drinkable Water
- ✓ Telephone
- ✓ Gas

**Orientation**

- ✓ South

**Furniture**

- ✓ Optional

**Category**

- ✓ Luxury
- ✓ Resale

**Condition**

- ✓ Excellent
- ✓ Recently Refurbished

**Kitchen**

- ✓ Fully Fitted

**Pool**

- ✓ Private

**Garden**

- ✓ Private
- ✓ Landscaped

**Climate Control**

- ✓ Air Conditioning
- ✓ Central Heating
- ✓ Fireplace
- ✓ U/F Heating

**Security**

- ✓ Electric Blinds
- ✓ Entry Phone
- ✓ Alarm System
- ✓ 24 Hour Security
- ✓ Safe

**Views**

- ✓ Garden
- ✓ Pool
- ✓ Street

**Parking**

- ✓ Garage
- ✓ Covered
- ✓ More Than One
- ✓ Private