

Sales - House - Estepona  
**1.575.000€**



**Ref.-ID: R5180032**

**Estepona**

**House**

**IBI: 670 EUR / year**

**Rubbish: 141 EUR / year**



**3**



**4**



**224 m2**



**70 m2**

Stunning 3-Bedroom Villa with Sea Views in Costalita, Marbella Discover this beautifully presented 3-bedroom, 4-bathroom villa located just second line from the beach in the highly sought-after area of Costalita, Marbella. Only a 1-minute walk to the beach, this home combines modern design with Mediterranean charm, offering comfort, elegance, and unbeatable coastal living. Property Features: Prime Location: Second line from the beach, just a short stroll to the sand and sea. Private Pool & Garden: Enjoy your own tranquil oasis with lush greenery and a sparkling pool, perfect for sun-soaked Costa del Sol living. Spacious Parking: 1-car garage, 1 private covered parking space, plus room for an additional 3 cars. Two Floors of Modern Living: Ground Floor: Bright and airy living room with direct access to a covered terrace overlooking the pool, a stylish dining area, fully equipped modern kitchen, and guest toilet. First Floor: Three well-appointed bedrooms. The master suite boasts a luxurious en-suite bathroom, a private terrace with panoramic sea and beach views, while the other two bedrooms share a contemporary bathroom. Rooftop Solarium: Accessible from the master terrace, offering 360° panoramic views of the sea, beach, mountains, and—on clear days—Gibraltar and Africa. Condition: Impeccably maintained, showcasing a clean, modern design with plenty of natural light and open spaces. Location Highlights: Set in the prestigious Costalita area, this villa is ideally situated just steps from the beach and close to a variety of restaurants, shops, and amenities. Marbella and Estepona are only a short drive away, making this the perfect home for both full-time living and holiday getaways. □ This villa truly offers the best of Costa del Sol living—modern luxury, unbeatable views, and a prime second-line beach location.

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| <b>Setting</b> <ul style="list-style-type: none"><li>✓ Beachside</li><li>✓ Close To Shops</li><li>✓ Close To Sea</li><li>✓ Close To Schools</li></ul>                                                                                                 | <b>Orientation</b> <ul style="list-style-type: none"><li>✓ South</li></ul>  | <b>Condition</b> <ul style="list-style-type: none"><li>✓ Good</li></ul> | <b>Pool</b> <ul style="list-style-type: none"><li>✓ Private</li></ul>  | <b>Climate Control</b> <ul style="list-style-type: none"><li>✓ Air Conditioning</li><li>✓ Fireplace</li></ul>              | <b>Views</b> <ul style="list-style-type: none"><li>✓ Sea</li><li>✓ Mountain</li><li>✓ Beach</li></ul>                                  |
| <b>Features</b> <ul style="list-style-type: none"><li>✓ Covered Terrace</li><li>✓ Fitted Wardrobes</li><li>✓ Private Terrace</li><li>✓ Solarium</li><li>✓ Storage Room</li><li>✓ Utility Room</li><li>✓ Ensuite Bathroom</li><li>✓ Barbeque</li></ul> | <b>Furniture</b> <ul style="list-style-type: none"><li>✓ Optional</li></ul> | <b>Garden</b> <ul style="list-style-type: none"><li>✓ Private</li></ul> | <b>Security</b> <ul style="list-style-type: none"><li>✓ Safe</li></ul> | <b>Parking</b> <ul style="list-style-type: none"><li>✓ Garage</li><li>✓ Covered</li><li>✓ Open</li><li>✓ Private</li></ul> | <b>Utilities</b> <ul style="list-style-type: none"><li>✓ Electricity</li><li>✓ Drinkable Water</li><li>✓ Solar water heating</li></ul> |
| <b>Category</b> <ul style="list-style-type: none"><li>✓ Resale</li></ul>                                                                                                                                                                              |                                                                             |                                                                         |                                                                        |                                                                                                                            |                                                                                                                                        |