

Sales - House - Estepona
1.400.000€



Ref.-ID: R5476186

Estepona

House

Community: 1,296 EUR / year IBI: 1,065 EUR / year

Rubbish: 185 EUR / year



5



5



275 m2



320 m2

Tucked within an exclusive enclave of just 14 private residences sharing a beautiful community pool and landscaped gardens, this substantial multi-level villa offers something increasingly rare on the Costa del Sol: genuine space, genuine location, and genuine potential — all in one address. Steps from the golden sands of Cristo Beach, a short stroll from Estepona's charming port and town centre, with shops and restaurants just around the corner — this is coastal living without compromise. Spread across four distinctive levels, the villa delivers approximately 278.75 m² of well-considered living space. The main living level flows between a fully fitted kitchen, guest WC, and a bright open-plan living and dining room opening onto a large elevated terrace with glimpses of the Mediterranean — made for entertaining, gardening, or simply unwinding by the pool. Upstairs, the master suite has an en suite bathroom and private sea-view terrace, with rooftop access leading to a panoramic study or spare room — a peaceful and elevated retreat with views to match. Two further bedrooms and a shared bathroom complete the upper floors. The lower ground floor adds extraordinary versatility: currently configured as a self-contained apartment, it integrates seamlessly as additional living space with two bedrooms, a bathroom, wine store plus living room with garden access and direct connection to the private garage. This could easily be a games room, cinema or guest wing — while retaining the option to generate rental income if desired. On a private plot of 319.50 m², there is potential to add a private swimming pool or create a landscaped garden that will could be the final touch to complete your Costa del Sol dream. Key Facts: Built area 278.75 m² · Plot 319.50 m² · 5 bedrooms · 3 bathrooms · Study · Private garage · Sea & mountain views · Community pool & gardens · Pool potential · Walking distance to beach, port & town Running Costs: Community €108/month · IBI €1,065/year · Refuse €185/year

Setting

✓

Close To Port

✓

Close To Shops

✓

Close To Sea

✓

Close To Town

✓

Close To Schools

Orientation

✓

South East

Condition

✓

Good

Pool

✓

Communal

Climate Control

✓

Air Conditioning

✓

Central Heating

✓

Fireplace

Views

✓

Sea

✓

Mountain

✓

Panoramic

✓

Garden

Features

✓

Covered Terrace

✓

Fitted Wardrobes

✓

Near Transport

✓

Private Terrace

✓

Solarium

✓

WiFi

✓

Guest Apartment

✓

Storage Room

✓

Utility Room

✓

Ensuite Bathroom

✓

Bar

✓

Basement

✓

Fiber Optic

Furniture

✓

Optional

Garden

✓

Private

Security

✓

Alarm System

Parking

✓

Private