

Sales - House - Estepona 4.300.000€ www.arbatestates.com +34 606 84 36 45 +34 602 51 80 97 info@arbatestates.com









House

Community: 16,800 EUR / year

Ref.-ID: R5081656

IBI: 2,472 EUR / year

Estepona

Rubbish: 204 EUR / year



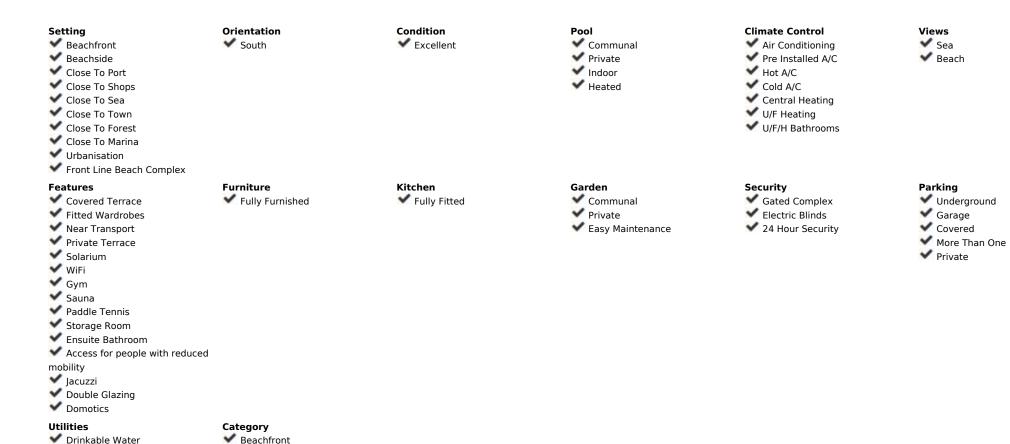
4





242 m2

Discover an exceptional opportunity to own one of only two exclusive frontline villas in The Edge, Estepona's most sought-after luxury beachfront development. This stunning 4-bedroom, 3-bathroom villa (plus guest toilet) offers direct panoramic sea views, absolute privacy, and a private swimming pool — all within a secure gated community with world-class resort facilities. Key Features [Frontline beachfront position with uninterrupted views of the Mediterranean Sea [Private swimming pool and generous outdoor terraces for true indoor-outdoor living [333 m² built area with spacious open-plan living, designer kitchen and high ceilings [4 large bedrooms, 3 modern bathrooms and a separate guest toilet [Private underground parking, storage, and direct access to the beach [Exclusive use of The Edge facilities: infinity pools, heated indoor pool, full spa with sauna, Turkish bath & Jacuzzi, state-of-the-art gym, paddle tennis court, co-working lounge and 24/7 security [Walking distance to Estepona marina, fine dining, and golf courses Why This Villa This is not just an apartment — it is a one-of-a-kind stand-alone villa in a premium resort setting, combining the privacy of an independent house with the ease of luxury community living. Perfect for discerning buyers seeking a low-maintenance, turnkey home with exceptional rental potential or as a family retreat.



Luxury

Resale