

**Sales - House - Estepona**  
**1.695.000€**

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**Ref.-ID: R5168998**

**Estepona**

**House**

**IBI: 1,600 EUR / year**



**4**



**4**



**420 m2**



**640 m2**

This Brand new exclusive contemporary villa on Arena Beach offers a modern, light-filled living experience. The spacious layout includes four bedrooms, each featuring state-of-the-art en suite bathrooms and handmade wardrobes with integrated lighting. The fantastic living area boasts large windows and direct access to the pool and beautiful private garden, while the high-quality American kitchen is equipped with Siemens appliances. Practical luxury is ensured by separately adjustable underfloor heating and air conditioning throughout the house. Adding to its appeal, the basement presents versatile rooms perfect for a games room, spa, or home cinema. Only 5 minutes walk to the beach and only some minutes to the Estepona harbour.

- Setting**
- ✔ Close To Shops
  - ✔ Close To Sea
  - ✔ Close To Town

- Features**
- ✔ Covered Terrace
  - ✔ Fitted Wardrobes
  - ✔ Private Terrace
  - ✔ Ensuite Bathroom
  - ✔ Marble Flooring
  - ✔ Double Glazing

- Category**
- ✔ Bargain
  - ✔ Cheap
  - ✔ Investment
  - ✔ Luxury
  - ✔ Contemporary

- Orientation**
- ✔ South
  - ✔ South West

- Furniture**
- ✔ Part Furnished

- Condition**
- ✔ Excellent
  - ✔ New Construction

- Kitchen**
- ✔ Fully Fitted

- Pool**
- ✔ Private

- Garden**
- ✔ Private

- Climate Control**
- ✔ Air Conditioning
  - ✔ U/F Heating

- Security**
- ✔ Electric Blinds
  - ✔ Entry Phone
  - ✔ Safe

- Views**
- ✔ Sea
  - ✔ Garden
  - ✔ Pool
  - ✔ Street

- Parking**
- ✔ Private