

**Sales - House - Estepona**  
**1.495.000€**

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**Ref.-ID: R5362345**

**Estepona**

**House**

**IBI: 670 EUR / year**

**Rubbish: 141 EUR / year**



**3**



**4.5**



**251 m2**



**400 m2**

Modern 3-bedroom villa just 2 min walk from the beach in El Saladillo, Marbella, combining clean design with a relaxed Mediterranean feel. Set on the second line, the property enjoys open sea views and excellent privacy, with the beach only a short walk away. The ground floor offers a bright living area that opens directly onto a covered terrace and the pool, alongside a dining space, fully fitted kitchen, and guest toilet. Upstairs, the master bedroom includes an en-suite bathroom and private terrace with sea views, while two additional bedrooms share a modern bathroom. Outside, the villa features a private garden and pool area designed for easy outdoor living. A rooftop solarium, accessed from the master terrace, provides wide panoramic views across the coastline, mountains, and beyond. The property also includes a garage, covered parking, and additional space for several cars. Located close to restaurants, shops, and all amenities, with Marbella and Estepona just a short drive away, this is a well-balanced home for both permanent living and holidays.

**Setting**

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

**Features**

- ✓ Covered Terrace
- ✓ Near Transport
- ✓ Private Terrace
- ✓ Solarium
- ✓ Utility Room
- ✓ Ensuite Bathroom
- ✓ Barbeque

**Orientation**

- ✓ South East

**Furniture**

- ✓ Fully Furnished

**Condition**

- ✓ Good

**Kitchen**

- ✓ Partially Fitted
- ✓ Kitchen-Lounge

**Pool**

- ✓ Private

**Garden**

- ✓ Private

**Climate Control**

- ✓ Air Conditioning

**Parking**

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

**Views**

- ✓ Sea
- ✓ Mountain
- ✓ Country
- ✓ Panoramic
- ✓ Garden

**Category**

- ✓ Bargain