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## Sales - Plot - Estepona

## 498.000€











**Ref.-ID: R5378320**

**Estepona**

**Plot**

**IBI: 630 EUR / year**

**Rubbish: 170 EUR / year**

**640 m2**

**1237 m2**

Estepona , La Resina Golf. License & project approved Prime Plot with Sea Views from the fist floor Buildable area: 640m2 Plot : 1,237 m2 An exceptional opportunity to build a stunning modern villa on a completely flat 1,237 m² plot overlooking La Resina Golf Course. Recently approved and paid building license included, with a luxury project designed by one of Spain’s top architects. The property will feature sea views from the first floor, an infinity pool, and parking for several cars. With a projected value of approx. €2.8M, this is a perfect investment with an estimated ROI of €800,000. The stone retaining wall adds character and privacy. All guarantees are in place—construction can begin almost immediately. Build your dream home or develop to resell. La Resina Golf & Country Club in Estepona, Málaga, is a boutique 9-hole course known for its lush landscaping, immaculate greens, and relaxed atmosphere. Nestled in the New Golden Mile, it offers scenic views of the Mediterranean and nearby mountains. Ideal for players of all levels, the course combines challenge and beauty, with water features and well-kept fairways. The club also features a welcoming clubhouse and practice facilities, making it a favorite for locals and visitors seeking a quality, casual golfing experience on the Costa del Sol. Super location 10 minutes to Estepona town and 14 minutes to Puerto Banus, with Atlas American College walking distance away. The beach is a 5-minute drive away. Cafe, Padel and restaurants all within walking distance, with the golf club house at the end of the road. Surrounded by luxury villas with selling prices over 2.5 million euros. Super opportunity and potential to create a family home of your dreams. Also would make an amazing investment for a developer. Total built area above ground level: 371.10 m² Total built area below ground level: 269.10 m²

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

**Orientation**
- ✔ South Facing
- ✔ South West Orientation

**Condition**
- ✔ Excellent Condition

**Pool**
- ✔ Private Pool

**Climate Control**
- ✔ Air Conditioning
- ✔ Hot A/C
- ✔ Cold A/C

**Views**
- ✔ Sea Views
- ✔ Mountain Views
- ✔ Panoramic Views
- ✔ Garden Views
- ✔ Pool Views

**Parking**
- ✔ Underground Parking
- ✔ Garage
- ✔ Private Parking

**Utilities**
- ✔ Electricity
- ✔ Drinkable Water

**Category**
- ✔ Resale