



Sales - House - Estepona
4.750.000€

www.arbatestates.com
+34 606 84 36 45
+34 602 51 80 97
info@arbatestates.com



Ref.-ID: R5446609

Estepona

House

Community: 3,840 EUR / year IBI: 4,483 EUR / year

Rubbish: 220 EUR / year



7



10



761 m2



2043 m2

Located just metres from the beach in the exclusive residential enclave of Casasola, this exceptional luxury villa offers the perfect blend of elegance, privacy, and prime Costa del Sol living. Set within one of the most sought-after areas near Guadalmina, the property enjoys close proximity to top restaurants, international schools, golf courses, and all essential amenities. Spanning an impressive 761m² across three levels and set on a generous 2,043m² plot, this magnificent residence is designed for both refined family living and high-end entertaining. The villa features seven spacious bedrooms, seven bathrooms, and two additional guest toilets, offering exceptional comfort and flexibility. Upon entering, a grand double-height entrance hall welcomes you with an abundance of natural light, setting the tone for the rest of the home. The expansive open-plan living and dining area seamlessly connects to a partially covered terrace and beautifully landscaped garden, creating a fluid indoor-outdoor lifestyle. A fully equipped, independent designer kitchen with state-of-the-art appliances complements the main living space, alongside a laundry room, storage area, and two en-suite bedrooms on the ground floor, one currently used as a home office. A standout feature is the self-contained guest or staff apartment with a private entrance, ensuring complete independence and privacy. The first floor hosts four additional en-suite bedrooms, including a stunning master suite with fitted wardrobes, a luxurious bathroom, and a private terrace offering panoramic views of the Mediterranean Sea and Guadalmina Golf. All bedrooms benefit from south-facing terraces and abundant natural light. At the top level, the expansive rooftop solarium provides an exclusive lifestyle space, ideal for entertaining or relaxing while enjoying breathtaking views of the coastline, golf course, and La Concha. With the potential to install an outdoor kitchen and jacuzzi, this space offers exceptional versatility. The outdoor areas are equally impressive, featuring 289m² of terraces, a lush private garden, and a stylish swimming pool, perfect for enjoying the Mediterranean climate year-round. Built to the highest standards, the villa includes premium features such as marble flooring, underfloor heating, air conditioning with smart home automation, double glazing, an elevator, and extensive built-in storage. Advanced video surveillance ensures maximum security and peace of mind. Set within a secure and tranquil community with 24-hour security, this property represents a rare opportunity to own a luxury beachside villa in one of the most prestigious locations on the Costa del Sol. Key Features: - Prime beachside location in Casasola, Estepona - Walking distance to the beach - 7 bedrooms, 7 bathrooms + 2 guest toilets - 761m² built on a 2,043m² plot - 289m² of terraces and outdoor living space - Panoramic sea, golf, and mountain views - Private swimming pool and landscaped gardens - Self-contained guest/staff apartment - Rooftop solarium with jacuzzi & outdoor kitchen potential - Underfloor heating and air conditioning (smart system) - Marble floors and high-end finishes throughout - Elevator and extensive built-in storage - Advanced security and video surveillance - Close to Guadalmina Golf, schools, and amenities

Setting

- ✓ Beachfront
- ✓ Port
- ✓ Close To Port
- ✓ Close To Shops
- ✓ Close To Sea
- ✓ Close To Town
- ✓ Close To Schools
- ✓ Close To Marina
- ✓ Urbanisation

Features

- ✓ Covered Terrace
- ✓ Lift
- ✓ Fitted Wardrobes
- ✓ Near Transport
- ✓ Private Terrace
- ✓ Solarium
- ✓ WiFi
- ✓ Sauna
- ✓ Guest Apartment
- ✓ Ensuite Bathroom
- ✓ Access for people with reduced mobility
- ✓ Marble Flooring
- ✓ Jacuzzi
- ✓ Barbeque
- ✓ Double Glazing
- ✓ Domotics
- ✓ Car Hire Facility
- ✓ Staff Accommodation
- ✓ Near Church
- ✓ Fiber Optic

Utilities

- ✓ Electricity
- ✓ Drinkable Water
- ✓ Telephone
- ✓ Photovoltaic solar panels
- ✓ Solar water heating

Orientation

- ✓ South
- ✓ South West

Furniture

- ✓ Part Furnished
- ✓ Optional

Category

- ✓ Beachfront
- ✓ Investment

Condition

- ✓ Excellent

Kitchen

- ✓ Fully Fitted

Pool

- ✓ Private

Garden

- ✓ Private

Climate Control

- ✓ Air Conditioning
- ✓ Fireplace

Security

- ✓ Electric Blinds
- ✓ Entry Phone
- ✓ Alarm System
- ✓ 24 Hour Security
- ✓ Safe

Views

- ✓ Sea
- ✓ Mountain
- ✓ Golf
- ✓ Beach
- ✓ Panoramic

Parking

- ✓ Private