EK
ARBAT ESTATES

Sales - House - Estepona

1.299.000€

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Ref.-ID: R5453968

Estepona

House

Community: 1,800 EUR / year

IBI: 2,367 EUR / year

6 **4.5** **400 m2** **2053 m2**

Located in the sought-after residential area of Bahía Dorada, Estepona, this exceptional six-bedroom villa is offered as a renovation project, presenting a unique opportunity to complete and personalise a substantial property in one of Estepona's most desirable coastal locations. Set on a generous plot with a private swimming pool and mature gardens, the villa enjoys privacy together with stunning panoramic views of the Mediterranean Sea and the surrounding mountains. The property is currently undergoing renovation works, which have been paused, and is being sold in its current condition together with the existing refurbishment project. The proposed design has been carefully planned to combine contemporary elegance with everyday comfort, allowing the future owner to complete the renovation according to the approved layout and their own preferences. According to the current project, the villa will offer six bedrooms, four bathrooms and a guest toilet, distributed over three levels. The entrance floor is designed to feature a bright and spacious living room, a separate kitchen with a dining area, a practical laundry room, and direct access from the kitchen to both a covered terrace and a private patio. This level also includes a guest bedroom with an en-suite bathroom and a guest toilet. The first floor is entirely dedicated to the master suite, comprising a spacious bedroom, a walk-in dressing room, an en-suite bathroom, and a private terrace with spectacular sea and mountain views. The lower ground floor is planned to accommodate four additional guest bedrooms and two guest bathrooms, providing generous space for family and visitors. The outdoor areas include expansive terraces, a large solarium, a private swimming pool, and beautifully landscaped gardens, offering the perfect setting to enjoy the Mediterranean lifestyle in Bahía Dorada, Estepona. This is an outstanding opportunity for buyers looking to acquire a villa with significant potential in Bahía Dorada, one of Estepona's most established and sought-after residential areas. The existing renovation project provides an excellent foundation for creating a bespoke luxury home in a privileged location close to the beach, golf courses, marinas, and all the amenities of Estepona. Please note that the property is being sold as a renovation project in its current condition. The refurbishment works have been paused and will not be completed by the current owner. The image gallery shows the property's current condition, and at the end of the gallery, you will find the architectural floor plans + renders of the proposed renovation project.

Setting
- ✔ Close To Shops
- ✔ Close To Sea

Orientation
- ✔ South East Orientation

Pool
- ✔ Private Pool

Views
- ✔ Sea Views
- ✔ Panoramic Views
- ✔ Garden Views
- ✔ Pool Views

Features
- ✔ Covered Terrace
- ✔ Private Terrace
- ✔ Solarium
- ✔ Storage Room
- ✔ Basement

Garden
- ✔ Private Garden

Security
- ✔ Gated Complex

Parking
- ✔ Private Parking