

Sales - House - Estepona
825.000€

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Ref.-ID: R5462059

Estepona

House

Community: 168 EUR / year

IBI: 130 EUR / year

Rubbish: 585 EUR / year



3



2



98 m2



540 m2

Charming Single-Level 3-Bed Villa with Sea Views & Private Pool in Puerto Romano, Estepona Nestled in the tranquil and highly desirable neighbourhood of Puerto Romano, Estepona, this charming single-level villa offers the ideal blend of privacy, comfort, and everyday convenience. Set on a generous 540m² plot, this well-maintained property features 98m² of interior living space plus a 19m² covered terrace, making it perfect as a full-time residence, holiday retreat, or rental investment. Interior Highlights: - 3 Bright Bedrooms: All equipped with fitted built-in wardrobes. - 2 Bathrooms: Includes a spacious master bedroom with an en-suite bathroom. - Fully Fitted Kitchen: Ready for immediate use with ample storage and workspace. - Climate Control: Fitted with split-system air conditioning units for year-round comfort. - Single-Level Layout: Easy-access, single-story living with no stairs required for daily life. Outdoor & Entertainment: - Roof Solarium: A true standout feature offering sweeping, panoramic views of the Mediterranean Sea and surrounding mountains—the perfect setting for evening sunsets. - Private Pool & Gardens: A great-sized swimming pool surrounded by sunbathing space and an established barbecue area designed for outdoor dining. - Covered Terrace: Ideal for al-fresco breakfast and shady afternoon lounging. - Private Off-Street Parking. Unbeatable Location: - Situated in the peaceful enclave of Puerto Romano, you are just minutes away from essential local amenities: - Minutes from the newly redeveloped Laguna Village / Laguna Beach. - Quick access to Aldi, BP station, and local dining (Burger King) for daily essentials. - Just a short drive into central Estepona town, the marina, and top local golf courses.

Setting ✔ Close To Shops ✔ Close To Sea ✔ Urbanisation	Condition ✔ Good	Pool ✔ Private	Climate Control ✔ Air Conditioning ✔ Hot A/C ✔ Cold A/C ✔ Fireplace	Views ✔ Sea ✔ Mountain ✔ Panoramic ✔ Garden ✔ Pool	Features ✔ Covered Terrace ✔ Fitted Wardrobes ✔ Private Terrace ✔ WiFi ✔ Ensuite Bathroom ✔ Barbeque
Furniture ✔ Part Furnished	Kitchen ✔ Fully Fitted	Garden ✔ Private	Parking ✔ Private	Utilities ✔ Electricity ✔ Drinkable Water	Category ✔ Holiday Homes ✔ Investment ✔ Resale