EK
ARBAT ESTATES

Sales - House - Estepona

3.690.000€

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Ref.-ID: R5510149 **Estepona** **House**

Community: 14,508 EUR / year **IBI: 2,105 EUR / year** **Rubbish: 220 EUR / year** **4** **4** **360 m2** **105 m2**

STUNNING BEACHFRONT PROPERTY IN ESTEPONA. This contemporary semi-detached house boasts breathtaking panoramic views of the Mediterranean Sea, the coastline, Gibraltar and Africa from virtually every room. Combining generous living spaces, privacy, natural light and high-quality finishes, it enjoys a privileged and exceptionally peaceful setting, free from noise, just 1 km from Estepona Marina and 2 km from the town centre, where a wide range of shops, restaurants, bars, beaches and leisure facilities can be found, all accessible via a pleasant stroll along the magnificent seafront promenade. Convenient access to the A-7 and AP-7 motorways makes travelling along the Costa del Sol easy and convenient. The exclusive residential complex offers superb, impeccably maintained facilities, including an Olympic-size swimming pool, ideal for swimming, a large swimming pool surrounded by extensive landscaped gardens, a spa and a fully equipped gym. Security services and concierge facilities are also available, creating the perfect setting in which to enjoy the Mediterranean lifestyle. The property offers 360 m² of built area, complemented by an elevated, fully private 105 m² garden that extends around almost the entire house, with access from several points on the ground floor. This level features a spacious living room, dining area and kitchen, seamlessly integrated into a contemporary open-plan layout that creates an inviting, bright and functional living environment, with an excellent connection between the indoor and outdoor spaces. The first floor comprises four generously sized bedrooms, all with en-suite bathrooms and superb sea views, ensuring comfort and privacy. On the second floor, one of the property's main highlights awaits: a spectacular, spacious solarium featuring a jacuzzi and barbecue area, perfect for relaxing, enjoying memorable moments outdoors and admiring the breathtaking views, as well as the sunrises and sunsets over the Mediterranean. Finally, the property benefits from an exceptionally large private garage with space for four or five vehicles, directly connected to a substantial storage room of approximately 40 m², providing outstanding additional storage space. Without a doubt, this is an exceptional property that brings together many of the most sought-after features on the Costa del Sol: a frontline beach location, breathtaking sea views, generous living spaces, privacy, outstanding communal facilities and proximity to all amenities. A superb opportunity to enjoy a privileged lifestyle by the Mediterranean.

Setting
- Beachfront
- Beachside
- Close To Port
- Close To Shops
- Close To Sea
- Close To Town
- Close To Schools
- Close To Marina
- Urbanisation
- Front Line Beach Complex

Orientation
- South East Orientation
- South Facing
- West Facing

Condition
- Excellent Condition

Pool
- Communal Pool

Climate Control
- Air Conditioning
- Hot A/C
- Cold A/C
- Central Heating

Views
- Sea Views
- Beach Views
- Panoramic Views
- Garden Views

Features
- Covered Terrace
- Fitted Wardrobes
- Private Terrace
- Solarium
- WiFi
- Gym
- Sauna
- Storage Room
- Ensuite Bathroom
- Marble Flooring
- Jacuzzi
- Barbeque
- Double Glazing
- Domotics
- Fiber Optic

Furniture
- Optional Furniture

Kitchen
- Fully Fitted Kitchen

Garden
- Communal Garden

Security
- Gated Complex
- Electric Blinds
- 24 Hour Security

Parking
- Underground Parking
- Garage
- Private Parking

Utilities
- Electricity
- Drinkable Water
- Telephone

Category
- Luxury
- Resale