

**Продажа - Дом - Atalaya**

**820.000€**

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**Ref.-ID: R5274037**

**Atalaya**

**Коммунальные: 1,524 EUR / год**

**ИБИ: 550 EUR / год**



**3**



**2.5**



**157 m<sup>2</sup>**

**Дом**



**250 m<sup>2</sup>**

Exclusive Newly Renovated Semi-Detached Villa in Nueva Atalaya – Estepona Discover this spectacular modern-style home located in the peaceful Monte Biarritz urbanization, just minutes from Puerto Banús, San Pedro de Alcántara, and the best beaches of the Costa del Sol. Built in 2025, this property combines elegance, comfort, and quality in every detail. With 204 m<sup>2</sup> of built area on a 250 m<sup>2</sup> private plot, the house is spread over three floors and features 3 spacious bedrooms, 3 bathrooms, and a bright living room with direct access to the garden and the communal swimming pool. Its east-west orientation ensures natural light throughout the day, creating warm and welcoming spaces. Among its many highlights: Fully equipped open-plan kitchen, terrace and balcony with open views, hot and cold air conditioning, built-in wardrobes, and high-quality finishes. Private garage for 2 cars. Located in one of Estepona's most sought-after areas, this home offers excellent connections to golf courses, restaurants, and all essential services – all within a safe and exclusive environment. A unique opportunity to enjoy the Mediterranean lifestyle with all modern comforts.

**Расположение**

- ✓ Рядом с гольф-полем
- ✓ Рядом с городом
- ✓ Урбанизация

**ОРИЕНТАЦИЯ**

- ✓ Восток
- ✓ Запад

**Состояние**

- ✓ Отличное
- ✓ Недавно отремонтированная

**бассейн**

- ✓ Общий

**Климат-контроль**

- ✓ Кондиционер

**вид**

- ✓ Сад
- ✓ Бассейн

**Особенности**

- ✓ Крытая терраса
- ✓ Встроенные шкафы
- ✓ Приватная терраса
- ✓ Солярий
- ✓ WiFi
- ✓ Ванная комната

**Мебель**

- ✓ Без мебели

**Кухня**

- ✓ Полностью оборудованная

**Сад**

- ✓ Общественный

**меры безопасности**

- ✓ Огражденный комплекс
- ✓ Домофон
- ✓ Сигнализация

**Парковка**

- ✓ Более чем один
- ✓ Приватная

**Коммунальные услуги**

- ✓ Электричество
- ✓ Питьевая вода
- ✓ Телефон

**Категория**

- ✓ Гольф
- ✓ Дома для отдыха
- ✓ Инвестиции
- ✓ Современного