



New, modern luxury villas for sale on frontline golf with sea views, close to all amenities in Estepona city

Estepona

🏠 House 📏 Plot 565 m² 🏠 Built 195 to 272 m² 🏠 Terrace 16 to 33 m² 🛏 3 to 4 📶 2 to 3 # Ref. 156905-P

📄 On request

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New build luxury villas for sale in gated golf urbanisation in Estepona

PROPERTY HIGHLIGHTS

- Adjacent to the golf courses in a gated community.
- Panoramic views over the golf courses towards the sea.
- Energy certificate A.
- Modern design with open plan layout.
- Private garden with saltwater pool.
- Complete personalisation.

THE LOCATION AND THE PROJECT

This new development consists of 17 sophisticated luxury villas and is located in an elevated, **gated golf community of Estepona**. A wide range of amenities and services, including first-class golf courses, restaurants and exclusive shopping centres are within easy reach. A 5-minute drive from Estepona 's port and historic centre. A 20-minute drive from Puerto Banus and Marbella.

THE VILLAS

In figures:

Update price list : 09/2024

3 bedroom, 2 bathroom villas
Plot size: 402m² - 440m²
Total built-up area: 195m² - 199m²
Terraces: 15m² - 17m²
Guest toilet
Prices: €1.025.000 - €1.040.000

4 bedroom, 3 bathroom villa
Plot size: 656m²
Total built area: 272m²
Terraces: 4m²
Guest toilet

Price: €1.495.000

Construction started

Description:

Manicured gardens with a private saltwater swimming pool and adjacent sun terrace.

Open and covered terraces with ample space for relaxation.

Oriented from south to south-west with magnificent views over the golf courses towards the Mediterranean Sea.

The villas have two residential floors.

The villas themselves:

Brand-new villas with sleek, modern architecture.

Built with attention to superior finishing.

Comfortable, open-plan layout with bright interiors.

The entrance floor is on an elevated level as are all bedrooms.

Entrance with stairwell descending to the main floor.

Large open living space with a lounge area with an integrated dining room.

Spacious kitchen diner, equipped with high-quality appliances and featuring a cooking island where you can sit.

Room-high sliding windows throughout the house provide bright rooms and also offer a seamless transition to the outdoor spaces.

Technical room and laundry room.

Storage room and parking for 1 to 2 cars including a pre-installation for a charging point.

Other features:

Energy certificate A.

Materials from Gunni & Trentino.

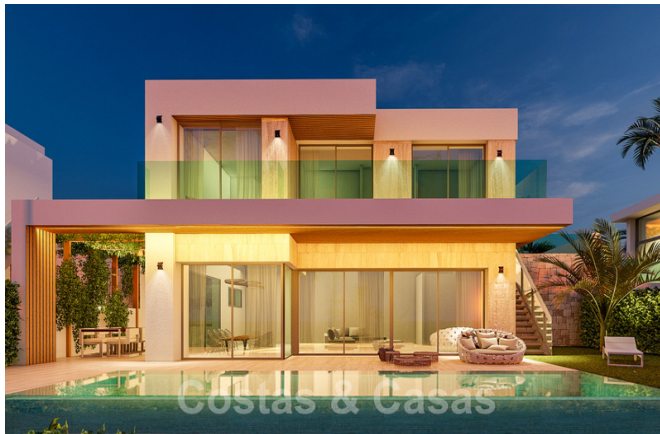
Air conditioning for cooling and heating.

Underfloor heating.

Glass balustrades.

Fitted wardrobes.

Cream-coloured, porcelain floors (90x90cm).



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