Costas & Casas
Marbella Real Estate

Oasis Business Center, Our Space, Of.9
Golden Mile - 29602 Marbella
Tel. +34 952 908 759
info@costas-casas.com
www.costas-casas.com







## High-tech designer villas for sale in a natural setting on the golf course in Estepona

Estepona

House | Plot 571 m² | Built 316 to 470 m² | Terrace 42 to 92 m² | 3 to 4 | 3 to 4 | Ref. 168168-P | **1.400.000 €**

This document is for information purposes only and may be subject to errors, omissions, changes in price or withdrawal without prior notice, and do not from part of any contract. The price does not included purchase costs.

Oasis Business Center, Our Space, Of.9
Golden Mile - 29602 Marbella
Tel. +34 952 908 759
info@costas-casas.com
www.costas-casas.com

# Ultra-modern, luxurious new build villas for sale, frontline golf in Estepona

## HIGHLIGHTS

- New build villas with a futuristic design.
- Open plan layout with spacious terraces.
- Innovative concept with energy efficient technologies.
- Views of the golf courses, mountains and sea.
- Fully customizable.

## THE LOCATION

Strategically located in a beautiful area that combines the tranquility of nature with the proximity of amenities and attractions.
**Situated in an elevated position directly on the golf course in Estepona.**
Approximately 10 minutes' drive from the beautiful beaches.
Within a 10-minute drive you will find various supermarkets, restaurants, bars, medical centres and sports facilities.
The historic and lively town of Estepona is approximately 10 minutes' drive away.
Marbella and the bustling centre of Puerto Banus are approximately 30 to 35 minutes' drive away via the coastal road.

## THE VILLAS

### In figures:

Plot: 400m² - 571m²
Built area: 316m² - 470m²
Total outdoor area: 42m² - 92m²
Bedrooms en-suite: 3 - 4
Prices: €1,400,000 - €2,250,000

*Prices and availability are subject to change. They may vary quickly, so please contact us for the most up-to-date information.*

### Description:

**Collection of 17 detached luxury villas.**
**South orientation.**

Each villa is situated on an elevated plot that is completely fenced by planted cypress trees.
Beautiful views of the surrounding nature, the golf courses and partly of the Mediterranean Sea.
Each villa is designed with a focus on modernity and comfort, with spacious interiors and high-quality finishes.
**A built-in private pool in the garden, a 2nd pool on the roof terrace.**
For the **roof design, there are 3 options to choose from**: an uncovered roof with transparent railing, a pergola roof with vertical slats for shade and ventilation, and a mixed roof that combines both.
Floor-to-ceiling windows provide abundant light.
**Airy living space with open layout.**
Sleek designer kitchen with a cooking island and quality appliances.
Integrated dining area.
The villas are equipped with **circadian lighting**, an innovative system that mimics the natural cycle of daylight, contributing to better sleep quality, increased energy levels and improved general well-being.
Holistic approach.
Energy-efficient technology and the aim of zero energy consumption.
A multifunctional room can potentially be used as an extra bedroom.
Laundry room.
Storage room.
Technical room.
Indoor garage for 2 cars.

Other features:
Lift in some villas.
Aerothermic system for heating, cooling and hot water production.
Underfloor heating.
Photovoltaic panels.
LED lighting.
Double glazing.
Glass balustrades around the terrace.
Electric blinds.
Kitchen appliances from Siemens or similar.
Custom built-in wardrobes.

***Visit all new projects that meet your requirements with us.***
***You don't pay a cent more than with the project developer, but you do benefit from our market knowledge and top service.***

Costas & Casas
Marbella Real Estate

Oasis Business Center, Our Space, Of.9
Golden Mile - 29602 Marbella
Tel. +34 952 908 759
info@costas-casas.com
www.costas-casas.com








## High-tech designer villas for sale in a natural setting on the golf course in Estepona

Estepona

House | Plot 571 m² | Built 316 to 470 m² | Terrace 42 to 92 m² | 3 to 4 | 3 to 4 | Ref. 168168-P | **1.400.000 €**

This document is for information purposes only and may be subject to errors, omissions, changes in price or withdrawal without prior notice, and do not from part of any contract. The price does not included purchase costs.

Costas & Casas
Marbella Real Estate

Oasis Business Center, Our Space, Of.9
Golden Mile - 29602 Marbella
Tel. +34 952 908 759
info@costas-casas.com
www.costas-casas.com








## High-tech designer villas for sale in a natural setting on the golf course in Estepona

Estepona

House | Plot 571 m² | Built 316 to 470 m² | Terrace 42 to 92 m² | 3 to 4 | 3 to 4 | Ref. 168168-P | **1.400.000 €**

This document is for information purposes only and may be subject to errors, omissions, changes in price or withdrawal without prior notice, and do not from part of any contract. The price does not included purchase costs.

Costas & Casas
Marbella Real Estate

Oasis Business Center, Our Space, Of.9
Golden Mile - 29602 Marbella
Tel. +34 952 908 759
info@costas-casas.com
www.costas-casas.com










## High-tech designer villas for sale in a natural setting on the golf course in Estepona

Estepona

House | Plot 571 m² | Built 316 to 470 m² | Terrace 42 to 92 m² | 3 to 4 | 3 to 4 | Ref. 168168-P | **1.400.000 €**

This document is for information purposes only and may be subject to errors, omissions, changes in price or withdrawal without prior notice, and do not from part of any contract. The price does not included purchase costs.

Costas & Casas
Marbella Real Estate

Oasis Business Center, Our Space, Of.9
Golden Mile - 29602 Marbella
Tel. +34 952 908 759
info@costas-casas.com
www.costas-casas.com



## High-tech designer villas for sale in a natural setting on the golf course in Estepona

Estepona

House | Plot 571 m² | Built 316 to 470 m² | Terrace 42 to 92 m² | 3 to 4 | 3 to 4 | Ref. 168168-P | 1.400.000 €

This document is for information purposes only and may be subject to errors, omissions, changes in price or withdrawal without prior notice, and do not from part of any contract. The price does not included purchase costs.