



**New launch. 14 sophisticated luxury villas with sea views for sale on the golf course west of Estepona centre**  
Estepona

🏠 House 📏 Plot 418 m<sup>2</sup> 🏠 Built 132 to 169 m<sup>2</sup> 🏠 Terrace 83 to 156 m<sup>2</sup> 🛏 4 to 6 🚿 4 to 5 🏠 Ref. 178600-P

🔄 1.250.000 €

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## New build villas for sale on frontline golf in West Estepona

### HIGHLIGHTS

- Collection of 14 new off-plan villas.
- Situated on the golf course.
- Minutes from the beach and all amenities.
- Stunning sea views.
- Extensive solarium.

### THE LOCATION

Situated on the frontline golf of a golf club in the western part of Estepona.

Surrounded by three other leading golf courses.

Just 1.2 kilometres from the beach and less than 1 kilometre from the commercial area with numerous shops and restaurants.

Estepona is 5 minutes away and Sotogrande with its marina, equipped with exclusive facilities, is 15 minutes away.

Puerto Banus is 20 minutes away and Malaga airport is 45 minutes away.

### THE VILLAS

#### In figures:

Plot: 418m<sup>2</sup> - 554m<sup>2</sup>

Total built area: 276m<sup>2</sup> - 502m<sup>2</sup>

Built area interior: 132m<sup>2</sup> - 169m<sup>2</sup>

Terrace area: 83m<sup>2</sup> - 156m<sup>2</sup>

Optional basement: 88m<sup>2</sup> - 111m<sup>2</sup>

Bedrooms: 4 - 6

Bathrooms: 4 - 5

2 floors + solarium + optional basement

Prices: €1,250,000 - €1,825,000

Update 03/2025

#### General:

**Secluded plot located in an elevated position.**

Manicured landscaped garden with tropical greenery.

Indoor private swimming pool surrounded by a sun terrace.

Sunny and shady terraces offer the opportunity to enjoy the pleasant Mediterranean climate.

An **extensive roof terrace** offers additional space for installing lounge facilities.

**Breathtaking views of the Mediterranean Sea.**

## **Description:**

**A collection of 14 luxurious, independent villas with a modernist style.**

Designed to a very high standard.

**Contemporary and very bright interior.**

Floor-to-ceiling sliding windows provide plenty of natural light and also provide access to the outside space.

Open plan living room with lounge and dining area.

A high-quality fitted kitchen with a large island opens onto the lounge area.

**Villas with 4, 5 or 6 bedrooms and 4 to 5 bathrooms.**

Some villas have a lower floor equipped with a **multi-purpose room**, en-suite guest bedroom and a large laundry room.

Private parking on site.

Other features:

**Private lift included in some villas.**

Fitted wardrobes.

Double glazing.

Balustrades around the terraces.

LED lighting.

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