

**Sales - House - Estepona**  
**895.000€**

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**Ref.-ID: R4560457**

**Estepona**

**House**

**IBI: 1,146 EUR / year**

**Rubbish: 171 EUR / year**



**4**



**4.5**



**240 m2**



**502 m2**

EXCEPTIONAL VILLA FOR SALE IN ESTEPONA!! We are delighted to present this beautiful Villa located on the edge of a prestigious golf course between San Pedro de Alcantara and Estepona on the New Golden Mile. Refurbished and maintained to the highest standard, this house has so many unusual features consisting of both a modern and classic Spanish styles. The most interesting is the Moorish style patio in the heart of the villa which allows so much light to enter the whole house. The house flows beautifully with an entrance hall into a modern kitchen that is open plan into the dining room. Then we enter the living room which has a charming fireplace and high ceilings. This level also includes a guest half bathroom and an spacious en-suite bedroom with French doors out to the garden. Downstairs you will find a large entertaining room which can be screened off, another bedroom and bathroom, and a laundry room allowing so much light into this lower level. With independent access, this could be an ideal guest accommodation. A large two-car garage also offers lots of storage space. On the upper floor there are two en-suite bedrooms which lead to large wrap around terrace. Ideal for enjoying the sunshine and relaxing with the stunning views to the golf and sea as well as a glimpse of Gibraltar! This villa is detached and with its own swimming pool - perfect for a lock up and leave holiday home or permanent family home. Call us for a viewing now!

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| <b>Setting</b> <ul style="list-style-type: none"><li>✓ Close To Shops</li><li>✓ Close To Town</li><li>✓ Close To Schools</li><li>✓ Urbanisation</li></ul>  | <b>Orientation</b> <ul style="list-style-type: none"><li>✓ South West</li><li>✓ West</li></ul> | <b>Condition</b> <ul style="list-style-type: none"><li>✓ Excellent</li><li>✓ Good</li></ul>        | <b>Pool</b> <ul style="list-style-type: none"><li>✓ Private</li></ul>  | <b>Climate Control</b> <ul style="list-style-type: none"><li>✓ Air Conditioning</li><li>✓ Hot A/C</li><li>✓ Cold A/C</li><li>✓ Fireplace</li></ul> | <b>Views</b> <ul style="list-style-type: none"><li>✓ Mountain</li><li>✓ Golf</li><li>✓ Garden</li><li>✓ Pool</li></ul>          |
| <b>Features</b> <ul style="list-style-type: none"><li>✓ Covered Terrace</li><li>✓ Fitted Wardrobes</li><li>✓ Private Terrace</li><li>✓ WiFi</li><li>✓ Games Room</li><li>✓ Storage Room</li><li>✓ Utility Room</li><li>✓ Ensuite Bathroom</li><li>✓ Marble Flooring</li><li>✓ Barbeque</li><li>✓ Double Glazing</li><li>✓ Basement</li></ul> | <b>Kitchen</b> <ul style="list-style-type: none"><li>✓ Fully Fitted</li></ul>                  | <b>Garden</b> <ul style="list-style-type: none"><li>✓ Private</li><li>✓ Easy Maintenance</li></ul> | <b>Security</b> <ul style="list-style-type: none"><li>✓ Electric Blinds</li><li>✓ Entry Phone</li><li>✓ Alarm System</li></ul> | <b>Parking</b> <ul style="list-style-type: none"><li>✓ Garage</li><li>✓ Street</li><li>✓ Private</li></ul>   | <b>Category</b> <ul style="list-style-type: none"><li>✓ Golf</li><li>✓ Luxury</li><li>✓ Resale</li><li>✓ Contemporary</li></ul> |