

# Detached Villa in Selwo

Price **€ 2,099,000**

Bedrooms	4
Bathrooms	4
Build Size	221 m <sup>2</sup>
Terrace	40 m <sup>2</sup>
Plot Size	656 m <sup>2</sup>

## SETTING

- ✓ Urbanisation

## ORIENTATION

- ✓ North
- ✓ North East
- ✓ East
- ✓ South East
- ✓ South
- ✓ South West
- ✓ West
- ✓ North West

## CONDITION

- ✓ Excellent

## POOL

- ✓ Communal
- ✓ Private
- ✓ Children`s Pool

## CLIMATE CONTROL

- ✓ Air Conditioning
- ✓ Hot A/C
- ✓ Cold A/C

## VIEWS

- ✓ Sea
- ✓ Mountain
- ✓ Country
- ✓ Panoramic

## FEATURES

- ✓ Covered Terrace
- ✓ Fitted Wardrobes
- ✓ Private Terrace
- ✓ Solarium
- ✓ WiFi
- ✓ Gym
- ✓ Guest Apartment
- ✓ Storage Room
- ✓ Utility Room
- ✓ Ensuite Bathroom
- ✓ Marble Flooring
- ✓ Double Glazing
- ✓ Staff Accommodation
- ✓ Fiber Optic

## FURNITURE

- ✓ Part Furnished

## KITCHEN

- ✓ Fully Fitted

## GARDEN

- ✓ Communal
- ✓ Private

## SECURITY

- ✓ Gated Complex
- ✓ 24 Hour Security

## PARKING

- ✓ Garage
- ✓ More Than One
- ✓ Private

## CATEGORY

- ✓ Resale
- 

Luxury, privacy, and comfort in a privileged location on the Costa del Sol.

Welcome to this magnificent villa located in the exclusive private urbanization of La Resina Golf, in Selwo (Estepona). The property is accessed through a gated community with restricted access, where you will find two private parking spaces directly in front of the house.

### Basement Floor – Leisure and Comfort Space

The house welcomes you with an elegant wine cellar that leads to a fully equipped leisure room, ideal as a man cave, game room, or home cinema.

On this floor, you will also find:

- \* 1 spacious bedroom
- \* 1 full bathroom
- \* Practical laundry room
- \* Ideal space for guests, hobbies, or a cinema room

### Main Floor – Light, Space, and Outdoor Connection

Upon entering the house, we access the heart of the home, where we find:

- \* Guest toilet
- \* Fully equipped kitchen
- \* Spacious and bright living-dining room
- \* Large open terrace connected to the living room

Both the living room and the terrace provide direct access to the beautiful private garden and the swimming pool.

### First Floor – Privacy and Comfort

On the upper floor, you will find:

- \* 3 spacious bedrooms
- \* 2 elegant bathrooms
- \* Master bedroom with en-suite bathroom
- \* Large private terrace with direct access from the master suite

A perfect place to enjoy the sun, tranquility, and views.

Enjoy the Outdoors

The fully landscaped garden has been designed to maximize the Mediterranean lifestyle and offers:

- \* Private swimming pool with outdoor shower
- \* Integrated outdoor bar
- \* Ample dining area for enjoyable evenings
- \* Solarium
- \* Several terraces
- \* Access from both the living room and an external staircase

#### Exclusive Communal Areas

In addition to its private pool, the urbanization offers excellent communal facilities:

- \* Large communal swimming pool
- \* Separate children's pool
- \* Outdoor shower
- \* Lush tropical gardens
- \* Tranquil, safe, and exclusive environment for residents

A perfect combination of the privacy of a detached villa and the amenities of a high-level urbanization.

#### Privileged Location

The villa is located in the prestigious and perfectly maintained La Resina Golf Resort, an environment where nature, luxury, and tranquility unite.

Within walking or driving distance, you will find:

- \* A magnificent golf course
- \* Modern paddle tennis and gym center
- \* Prestigious restaurants and exclusive beach clubs
- \* Supermarkets and shopping centers
- \* International schools
- \* The beaches of the New Golden Mile
- \* Marbella, Puerto Banús, and Estepona just a few minutes away by car

#### Main Features

- ✓ Private and gated urbanization
- ✓ Two private parking spaces
- ✓ 4 bedrooms
- ✓ 3 bathrooms + guest toilet
- ✓ Wine cellar with leisure room / man cave
- ✓ Private swimming pool with outdoor shower
- ✓ Large communal pool and children's pool

- ✓ Beautiful communal gardens
- ✓ Luxury outdoor bar and sun-drenched garden
- ✓ Large terrace in the master suite
- ✓ Located next to La Resina Golf Resort
- ✓ Very close to paddle tennis, gym, restaurants, shops, and the beach

This exclusive villa combines luxury, comfort, and privacy in an exceptional location on the Costa del Sol. The combination of a private pool, excellent communal facilities, and its proximity to golf, sports facilities, gastronomy, beaches, and all services make this property a unique opportunity

Detached Villa, Selwo, Costa del Sol.

4 Bedrooms, 4 Bathrooms, Built 221 m<sup>2</sup>, Terrace 40 m<sup>2</sup>, Garden/Plot 395 m<sup>2</sup>.

Setting : Urbanisation.

Orientation : North, North East, East, South East, South, South West, West, North West.

Condition : Excellent.

Pool : Communal, Private, Children`s Pool.

Climate Control : Air Conditioning, Hot A/C, Cold A/C.

Views : Sea, Mountain, Country, Panoramic.

Features : Covered Terrace, Fitted Wardrobes, Private Terrace, Solarium, WiFi, Gym, Guest Apartment, Storage Room, Utility Room, Ensuite Bathroom, Marble Flooring, Double Glazing, Staff Accommodation, Fiber Optic.

Furniture : Part Furnished.

Kitchen : Fully Fitted.

Garden : Communal, Private.

Security : Gated Complex, 24 Hour Security.

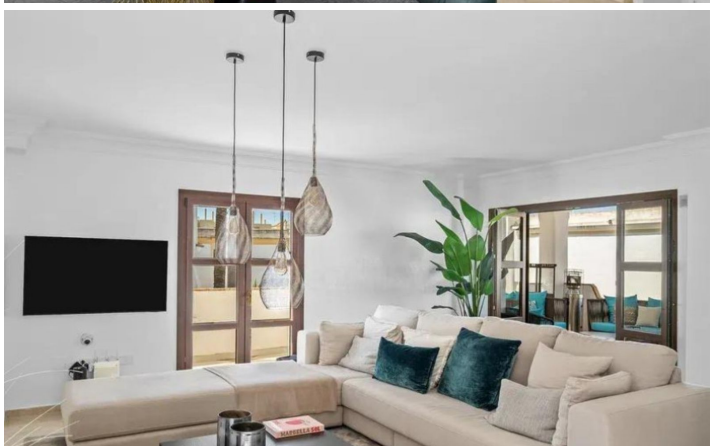
Parking : Garage, More Than One, Private.

Category : Resale.

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# GALLERY







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