



# Detached Villa in Estepona

Price **€ 3,050,000**

Terrace

27 - 375 m²

## SETTING

- ✓ Close To Sea
- ✓ Urbanisation
- ✓ Close To Schools
- ✓ Close To Forest

## ORIENTATION

- ✓ South East
- ✓ South
- ✓ South West

## CONDITION

- ✓ New Construction

## POOL

- ✓ Private

## CLIMATE CONTROL

- ✓ Pre Installed A/C
- ✓ Central Heating
- ✓ U/F/H Bathrooms
- ✓ Hot A/C
- ✓ Fireplace
- ✓ Cold A/C
- ✓ U/F Heating

## VIEWS

- ✓ Sea
- ✓ Panoramic
- ✓ Forest
- ✓ Mountain
- ✓ Garden
- ✓ Country
- ✓ Pool

## FEATURES

- ✓ Covered Terrace
- ✓ Near Transport
- ✓ WiFi
- ✓ Games Room
- ✓ Utility Room
- ✓ Jacuzzi
- ✓ Double Glazing
- ✓ Near Church
- ✓ Lift
- ✓ Private Terrace
- ✓ Gym
- ✓ Guest Apartment
- ✓ Ensuite Bathroom
- ✓ Bar
- ✓ Domotics
- ✓ Basement
- ✓ Fitted Wardrobes
- ✓ Solarium
- ✓ Sauna
- ✓ Storage Room
- ✓ Access for people with reduced mobility
- ✓ Barbeque
- ✓ Staff Accommodation
- ✓ Fiber Optic

## FURNITURE

- ✓ Not Furnished

## KITCHEN

- ✓ Fully Fitted

## GARDEN

- ✓ Private
- ✓ Landscaped
- ✓ Easy Maintenance

## SECURITY

- ✓ Gated Complex
- ✓ 24 Hour Security
- ✓ Entry Phone
- ✓ Safe
- ✓ Alarm System

## PARKING

- ✓ Garage
- ✓ Private
- ✓ Covered
- ✓ EV charge point
- ✓ More Than One

## UTILITIES

- ✓ Electricity
- ✓ Drinkable Water
- ✓ Telephone

## CATEGORY

- ✓ Luxury
- ✓ New Development
- ✓ With Planning Permission
- ✓ Contemporary

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New Development: Prices from €3,050,000 to €5,100,000. [Bedrooms: 3 - 4] [Bathrooms: 3 - 4] [Built size: 548m<sup>2</sup> - 924m<sup>2</sup>].

An exclusive gated community of just 12 detached villas, masterfully designed by renowned architect Pablo Villarroel, whose 50-year career focuses on harmonising architecture with nature. These exceptional 3 to 6-bedroom homes (built areas from 489 m<sup>2</sup> to 976 m<sup>2</sup>) offer the highest standards of design, privacy and comfort.

Each villa features a striking open-plan layout with a 6-metre-high ceiling in the main living area, creating a bright and airy space with panoramic sea and mountain views. Floor-to-ceiling Technal windows enhance the connection between indoor and outdoor living, while Modulnova kitchens add a touch of Italian sophistication.

Located within walking distance of a sandy beach and local amenities, each property includes a large solarium, private lift, landscaped garden, swimming pool and a naturally lit leisure space. All homes come with underfloor heating throughout and generous plot sizes (1,000–2,000 m<sup>2</sup>) for maximum privacy.

Customisation options include extra en-suite bedrooms, a gym, sauna/hammam or a cinema/games room. These villas are the ideal blend of contemporary luxury and Mediterranean serenity, designed for those who value space, elegance, and an exceptional lifestyle.

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GALLERY











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