

## Villa for sale in Estepona, Costa del Sol

5 Bedrooms | 4 Bathrooms | 396 m<sup>2</sup> Interior | 170 m<sup>2</sup> Terraces | **Garage** Yes | **Garden** Yes | **Pool** Yes |



### Property Description

This stunning contemporary design villa, to be built on demand, is located in the Buenas Noches urbanization, west of Estepona. Construction will commence once the buyer is confirmed, with an estimated completion time of approximately two years.

Set on a 692 m<sup>2</sup> plot, the property will offer 396 m<sup>2</sup> of built area plus spacious terraces, combining bright spaces, modern comfort, and elegant architectural style. Thanks to its southwest orientation, it will enjoy abundant natural light and spectacular sunsets. Additionally, its location is unbeatable: just minutes from the beach and only a 10-minute drive from the port and Estepona town center.

#### Layout & Features

##### Ground Floor:

Spacious open-plan living-dining room with fireplace.

Fully equipped kitchen with high-end appliances.

En-suite guest bedroom.

Additional room, ideal as an extra bedroom or office.

Guest toilet.

Direct access to covered and open terraces, the garden, and the pool.

First Floor:

Master bedroom with en-suite bathroom, walk-in closet, and private terrace.

Two guest bedrooms, both with en-suite bathrooms.

Solarium:

Spacious rooftop terrace, perfect for outdoor relaxation.

Basement:

Garage with capacity for two vehicles.

Multipurpose rooms, ideal as a home cinema or leisure area.

Second guest toilet.

Extras

Hot/cold air conditioning.

Aerothermal system with heat pump.

Underfloor heating in bathrooms.

A villa designed for those seeking an exclusive lifestyle, just steps from the sea and with all modern comforts.