

## 6 soveværelse Villa til salg i Estepona, Málaga

**3.700.000€**

























This magnificent luxury villa in Guadalmina Baja is perfectly situated just steps from the beach, offering a unique blend of contemporary elegance and colonial charm. Located on a quiet street in one of the most exclusive neighborhoods on the Costa del Sol, the property sits on a 1,011 m<sup>2</sup> plot with 647 m<sup>2</sup> of built space, including 104 m<sup>2</sup> of terraces. Its elevated position provides privacy and tranquility, while being just 200 meters from the sea and within walking distance of the renowned Alhambra del Golf Paddle Club.

The villa features a beautifully designed layout that emphasizes both style and functionality. On the main floor, a spacious living room with a cozy fireplace opens onto a charming porch and an expansive outdoor dining area, perfect for entertaining by the private pool and lush garden. The modern, fully equipped kitchen with high-end Miele appliances and a separate dining room make hosting effortless. This level also includes two bedrooms that share a full bathroom, along with a guest toilet and a convenient laundry room.

The upper floor is home to the luxurious master suite, which spans 120 m<sup>2</sup> and includes a walk-in closet, an elegant travertine marble bathroom, and a private terrace overlooking the garden. Two additional en-suite bedrooms on this floor provide comfort and privacy for family or guests.

The basement, brightened by natural light from a central patio, offers two more en-suite bedrooms, a fully equipped gym that can easily be converted into a cinema or spa, two storage rooms, and a large garage with space for four cars.

Crafted with the highest quality materials, the villa boasts Italian marble floors, refined marble bathrooms, and wooden accents that add warmth and character. Additional features include underfloor heating and air conditioning throughout, an automated garden irrigation system, and a south-facing pool that maximizes the region's abundant

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|---|---|---|
|  6 soveværelser                     |  6 badeværelser      |  647m <sup>2</sup> Byg størrelse |
|  1.011m <sup>2</sup> Grundstørrelse |  Svømmepøl           |  aire acondicionado              |
|  amueblado                          |  armarios empotrados |  barbacoa                        |
|  buen estado                        |  calefacción central |  cocina amueblada                |
|  cocina equipada                    |  edificio con garaje |  exterior                        |
|  gimnasio                           |  jardín              |  luminoso                        |
|  parking                            |  piscina             |  plaza garaje incluida           |
|  terraza                            |   |   |