

## 3 bedroom Villa for sale in Estepona, Málaga

1,200,000€



### Contemporary villa under construction





This new contemporary villa with spectacular sea and mountain views is located in the well-established residential neighbourhood of Buenas Noches to the West of Estepona, within walking distance of the beach and a short drive to an abundance of amenities, including Estepona's charming town with its famed marina.

### High quality building specifications

The villa is set on 3 levels, the villa has been built using only the finest materials throughout. This exclusive property has a functional and sustainable design, using the latest techniques to have an ecological and low maintenance building. The rooms are spacious and fluid with plans boasting a modern three bedroom, three bathroom villa, featuring a grand open plan living-dining-kitchen area and all rooms flawlessly connect with the outdoors, where one can truly enjoy an al fresco lifestyle. There is also a large basement with natural light where the futur owner can create a games room, a cinema room, a wine cellar or even further bedrooms. This beautiful home features, air conditioning, under floor heating, solarium, infinity swimming pool and so much more.

### Area

Just 15 minutes East, you will find fine dining, exclusive clubs and yacht clubs, whilst the polo fields and high-class marina of Sotogrande are 15 minutes West all connected by the main coastal road. In charming Estepona there is plenty to enjoy with the lovely marina area offering a selection of restaurants whilst the quaint old town provides a labyrinth of streets to explore and the beachside promenade is the place to walk with your friends and family enjoying fabulous views.

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|--|---|--|
|  3 bedrooms                  |  3 bathrooms |  306m <sup>2</sup> Build size |
|  600m <sup>2</sup> Plot size | <input checked="" type="checkbox"/> Swimming Pool   | <input checked="" type="checkbox"/> quality residence  |
| <input checked="" type="checkbox"/> near beach   | <input checked="" type="checkbox"/> quiet location  | <input checked="" type="checkbox"/> close to golf  |
| <input checked="" type="checkbox"/> close to all amenities   | <input checked="" type="checkbox"/> air conditioning  | <input checked="" type="checkbox"/> underfloor heating throughout  |
| <input checked="" type="checkbox"/> fireplace  | <input checked="" type="checkbox"/> automatic irrigation system                                 | <input checked="" type="checkbox"/> beautiful garden   |
| <input checked="" type="checkbox"/> garden   | <input checked="" type="checkbox"/> terrace   | <input checked="" type="checkbox"/> sunny terraces   |
| <input checked="" type="checkbox"/> tennis court   | <input checked="" type="checkbox"/> driveway  | <input checked="" type="checkbox"/> pool   |
| <input checked="" type="checkbox"/> private pool   | <input checked="" type="checkbox"/> video entry system  | <input checked="" type="checkbox"/> fitted wardrobes   |