



5 Bedrooms House in Estepona

Estepona

R5476186 – 1.400.000 €



5



5



275 m²



320 m²

Tucked within an exclusive enclave of just 14 private residences sharing a beautiful community pool and landscaped gardens, this substantial multi-level villa offers something increasingly rare on the Costa del Sol: genuine space, genuine location, and genuine potential — all in one address.

Steps from the golden sands of Cristo Beach, a short stroll from Estepona's charming port and town centre, with shops and restaurants just around the corner — this is coastal living without compromise.

Spread across four distinctive levels, the villa delivers approximately 278.75 m² of well-considered living space. The main living level flows between a fully fitted kitchen, guest WC, and a bright open-plan living and dining room opening onto a large elevated terrace with glimpses of the Mediterranean — made for

entertaining, gardening, or simply unwinding by the pool.

Upstairs, the master suite has an en suite bathroom and private sea-view terrace, with rooftop access leading to a panoramic study or spare room — a peaceful and elevated retreat with views to match.

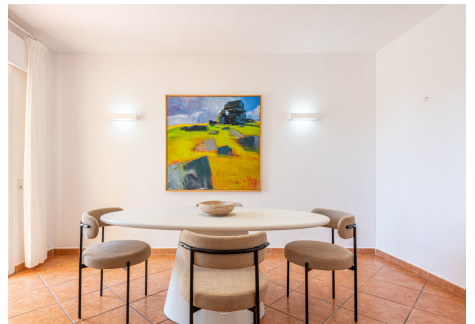
Two further bedrooms and a shared bathroom complete the upper floors.

The lower ground floor adds extraordinary versatility: currently configured as a self-contained apartment, it integrates seamlessly as additional living space with two bedrooms, a bathroom, wine store plus living room with garden access and direct connection to the private garage. This could easily be a games room, cinema or guest wing — while retaining the option to generate rental income if desired.

On a private plot of 319.50 m², there is potential to add a private swimming pool or create a landscaped garden that will could be the final touch to complete your Costa del Sol dream.

Key Facts: Built area 278.75 m² · Plot 319.50 m² · 5 bedrooms · 3 bathrooms · Study · Private garage · ?Sea ?& ?mountain ?views ?· Community ?pool & gardens · ?Pool ?potential ?· ?Walking ?distance ?to beach, ?port & town

Running Costs: Community ?€108/month ?· ?IBI ?€1,065/year ?· ?Refuse ?€185/year



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