



## LUXURY VILLA PROJECT FOR SALE IN ATALAYA GOLF UNDER CONSTRUCTION

📍 Estepona

REF# BEMV1360 €4,900,000

BEDS

6

BATHS

6

BUILT

720.0 m<sup>2</sup>

PLOT

1580.0 m<sup>2</sup>

TERRACE

220.0 m<sup>2</sup>

Set to redefine opulent living, and situated in a highly sought-after area of Estepona, this luxury villa project for sale in Atalaya Golf under construction sits on a generous plot of 1,580 m<sup>2</sup> and promises clear panoramic views extending across the golf course and the Mediterranean.

Integrating a modern design and with privacy taking centre stage, the villa, upon completion, will effortlessly blend with its environment, erasing boundaries between indoor and outdoor spaces. This three-level architectural masterpiece is strategically designed to maximise the enjoyment of its breathtaking surroundings. The villa will feature 6 ensuite bedrooms across its three levels, and will be equipped with the latest in smart home automation and energy efficiency blending contemporary living and sustainability.

With great scale throughout and showcasing modern clean lines, massive floor-to-ceiling windows and numerous glass doors on each floor open out to expansive outdoor terraces. Meticulously designed with attention to detail, the modern villa will include a striking infinity swimming pool and beautifully landscaped

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gardens, fostering an atmosphere of luxury and tranquillity.

This amenity-filled property is designed to offer the utmost privacy and exclusivity. A cinema room, bar, wine cellar, and more contribute to an indulgent lifestyle. Every finish has been thoughtfully selected to exude luxury and class, creating an atmosphere that reflects the highest standards of living. The garage is set to accommodate two cars with additional space for four more outdoors. The future buyer has the privilege of selecting finishes that resonate with their taste and style, ensuring a personalised touch to the already extraordinary design.

This exceptional project is strategically located in Atalaya Golf, offering proximity to the finest restaurants, golf courses, boutiques, resorts, and beaches, making it an iconic yet convenient destination. Atalaya Golf is a prestigious golf course and residential area considered a prime location for real estate investment due to its combination of natural beauty, golf amenities, and luxurious living near the town of Estepona. It is renowned for its picturesque setting, world-class golf facilities, and proximity to luxurious amenities, attracting residents who seek an affluent lifestyle combined with a love for golf. Marbella and Puerto Banus are a 20-minute drive away and both Malaga and Gibraltar airports can be reached in 45 minutes.

Undoubtedly, this is a project that will captivate even the most discerning buyer or developer, setting new standards for luxury living in Atalaya Golf. Contact us to arrange your visit and take the first step towards making this extraordinary villa your new home.