



## PANORAMIC SEA VIEW VILLA FOR SALE WITH INVESTMENT POTENTIAL IN ESTEPONA

📍 Estepona

REF# BEMV1458 €899,000

BEDS

6

BATHS

6

BUILT

277.0 m<sup>2</sup>

PLOT

3000.0 m<sup>2</sup>

Situated just minutes from the town centre, this panoramic sea view villa for sale with investment potential in Estepona offers a unique opportunity and promises the potential for a truly luxurious family home. This exclusive retreat sits peacefully at the end of a quiet cul-de-sac, offering the perfect blend of convenience and tranquillity. Its breathtaking 180-degree views span from the sparkling Mediterranean Sea, across the iconic Rock of Gibraltar, and even to the African coast.

This expansive villa boasts six bedrooms and six en-suite bathrooms, thoughtfully distributed over three floors, ensuring ample space and flexibility for any buyer. The main floor features two mirror-image units, each with its own kitchen, a lounge area with a fireplace, and three en-suite bedrooms—ideal for large families, guests, or as separate rental units.

The top floor houses two self-contained studio apartments, each with a bedroom, bathroom, and access to a solarium where the mesmerizing views are even more striking. For those seeking versatility, the lower floor

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by the inviting pool area offers two open spaces, perfect for creating additional living areas, more bedrooms, or even a private leisure zone.

Beyond the home's existing footprint lies even more potential: a separate residential plot located at the rear of the property, offering over 3,000 square metres of space. This could either be retained for added privacy, creating a larger garden oasis, or sold independently, as it benefits from its own access road.

In addition to its scenic location and generous layout, the property features a private garage with space for two vehicles, ensuring practical convenience. While the property requires some modernisation, its exceptional location and expansive footprint make it a unique canvas for investors or homebuyers to create something truly spectacular.

Estepona offers exceptional convenience, just an hour from Malaga Airport and 45 minutes from Gibraltar Airport. Renowned for its world-class golf courses, the area also boasts top international schools, modern healthcare, and shopping centres. Its vibrant marina, sandy beaches, and diverse dining options blend coastal charm with everyday convenience, making it ideal for families and investors alike.

Whether you are envisioning a stunning family retreat or a lucrative investment opportunity with the potential for multiple rental units, this villa in Estepona is brimming with promise. Transform your vision into reality—contact us now to explore this exceptional property.



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