



## LUXURY PRIVATE ESTATE IN EL PADRON, ESTEPONA.

📍 Estepona

REF# BEMV685 €2,300,000

BEDS

7

BATHS

4

BUILT

676 m<sup>2</sup>

PLOT

3660 m<sup>2</sup>

?Entering this luxury private estate in El Padron, Estepona is akin to waking up in a dream of times gone by. This? impressive villa is set in it's own grounds and includes a separate smaller property which is ideal for staff or for visiting guests. Occupying a superb position on the western Costa del Sol, the villa provides a luxury home oozing elegance in a much sought after location.

El Padron is just 2 kilometres from the town centre of Estepona and the Blue Flag Beach of Estepona is within easy reach, a beach that has been regularly rewarded for it's 30 meter wide sands and natural dune vegetation. The private Estepona estate is privileged to occupy such a large plot within an area of the coast which is highly sought after. With a secure perimeter wall all around the property privacy and security are assured. There is plenty of space for vehicles, with a double carport housing the cars for the main house and a garage for 3 cars for the guest house. A paved driveway flanked with mature tropical plants leads to the villa, and here an impressive porch welcomes visitors promising something special within.

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A vast and well-appointed ground floor consists of a number of individual rooms. The heart of the villa has to be the main living room area which is entirely fitted on it's south'facing wall with wooden framed windows offering the most exquisite views of the gardens. There is a magnificent and regal dining room, a further sitting room area, a guest cloakroom, and a variety of smaller rooms serving as utility space, sewing rooms and a study. The kitchen provides a very homely space which is well appointed, and large enough for a full sized dining table around which a large family can gather.

In total, this luxury Estepona estate provides 7 bedrooms and 4 bathrooms, but these are of course, spread out between the two houses. The master bedroom with en suite bathroom dominates the upper floor of the main house. With underfloor heating and a walk-in wardrobe, the large sleeping quarters are illuminated with immaculately designed windows, as well as patio doors that lead to the balcony. Here the views are magnificent. From this private space, the inhabitants can sit within this space, large enough for sun-loungers and tables, and appreciate sea views and a great aspect of the lovely gardens below. The bathroom provided for these quarters must be seen to be believed, with marble tiled floors and walls which present a raised and sunken Cleopatra bath....luxury at it's finest.

On approach, the guest house oozes charm, with a terrace covered by a tiled pitched roof, and decorated with a hint of Andalusian style. Here there are 2 bedrooms, a large living area and an open plan kitchen.

This luxury estate in Estepona has to live up to it's description, and that means that the gardens must be second to none! Manicured, velvet lawns sweep down on either side of the gorgeous free form swimming pool, with strategically-placed towering palms offering shade where needed. The detail and attention to the outside space is impressive, with blossoming tropical plants and shrubs, shaded seating areas, and a selection of wonderfully evocative statues installed within the gardens.

Rarely will a piece of real estate of this size be found within such a great location. With land close to the coast at a premium, this is a private estate in Estepona that will undoubtedly hold it's value. Let us take you to see for yourself. Call us today!



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