

Ref.-ID: MIBGR4802803

Estepona

House



3



3



300 m2



600 m2

We present you a spectacular luxury villa in Estepona, ideal for those who value comfort, bright spaces and sustainability. This architectural gem WITH SPECTACULAR VIEWS OF GIBRALTAR; is distributed around a double-height main volume and extends over three levels: ground floor, upper floor and basement. With 224 m² built, this home offers a sophisticated and functional design that will make you fall in love from the first moment. On the ground floor, you will find a welcoming entrance hall, cloakroom, en-suite bedrooms with bathroom and dressing room, a dream kitchen-dining room, a spacious living room and a main porch that opens onto a magnificent outdoor skimmer pool with pre-installation for a heat pump. The upper floor houses the master bedroom with the option of converting the second bedroom into a library and a terrace to enjoy the views. The basement is presented raw, except for the machine room, offering a blank canvas to personalize to your liking. The villa has an outdoor parking area, a porch and solarium area, as well as a garden with programmed automatic irrigation and programmed lighting. Equipped with TV/FM antenna, digital video intercom, air renewal system and air conditioning installation in the basement, every detail has been carefully thought out for your comfort.

Setting

- ✓ Close To Port
- ✓ Close To Sea
- ✓ Close To Town
- ✓ Close To Marina
- ✓ Urbanisation

Climate Control

- ✓ Air Conditioning

Kitchen

- ✓ Fully Fitted

Category

- ✓ Holiday Homes
- ✓ Luxury

Orientation

- ✓ South

Views

- ✓ Sea
- ✓ Mountain
- ✓ Beach
- ✓ Panoramic

Garden

- ✓ Private

Condition

- ✓ Excellent

Features

- ✓ Fitted Wardrobes
- ✓ Solarium
- ✓ Double Glazing
- ✓ Basement

Parking

- ✓ Garage

Pool

- ✓ Private
- ✓ Heated

Furniture

- ✓ Not Furnished

Utilities

- ✓ Electricity
- ✓ Drinkable Water

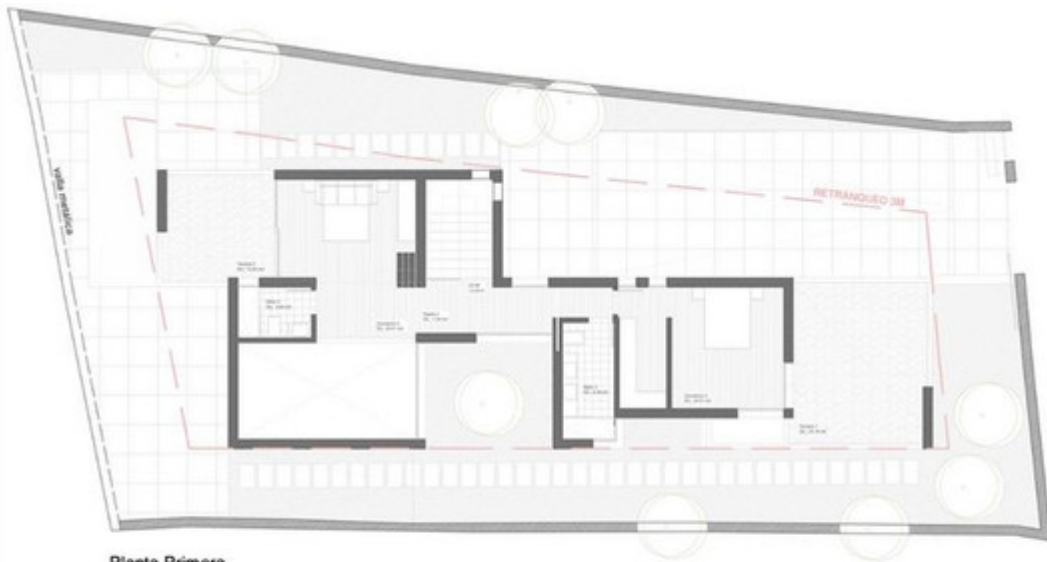












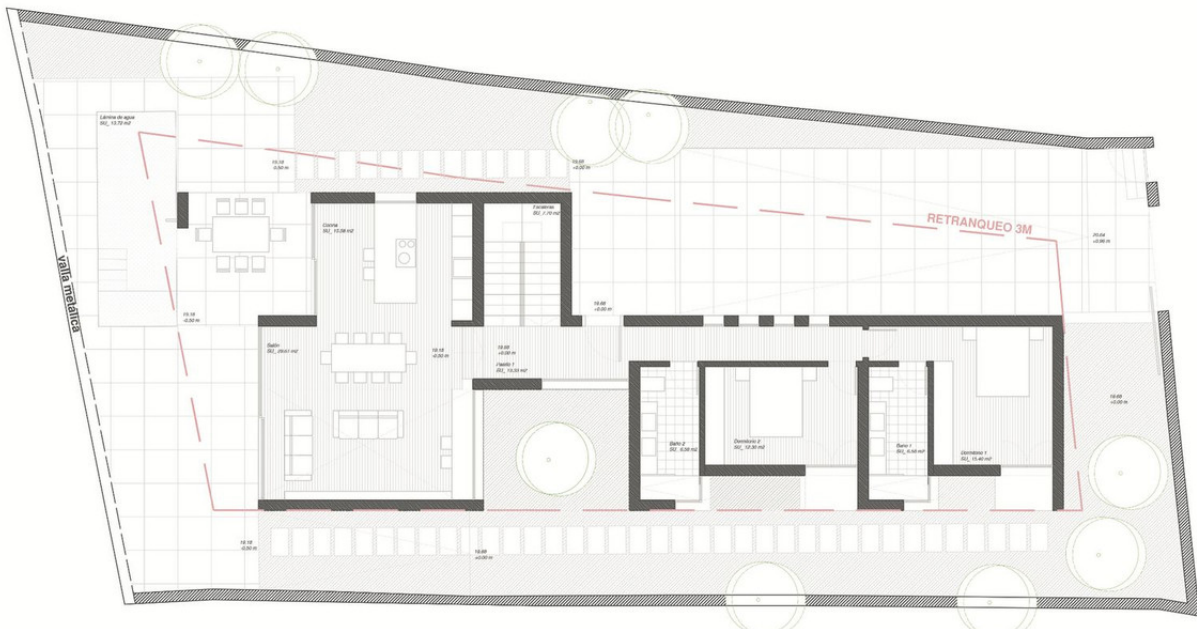
Planta Primera

CUADRO DE SUPERFICIES

| ESTANCIA | COMPUTABILIDAD | SUP. ÚTIL | SUP. CONSTRUIDA |
|----------------------------|----------------|-----------------------------|-----------------------------|
| PLANTA ALTA | | | |
| Dormitorio 3 | | 22.80 m ² | 82.69 m ² |
| Pasillo 2 | | 7.33 m ² | |
| Baño 3 | | 6.58 m ² | |
| Dormitorio 2 | | 22.81 m ² | |
| Total planta alta | | 59.52 m² | 82.69 m² |
| PLANTA BAJA | | | |
| Cocina | | 15.58 m ² | 130.94 m ² |
| Salón | | 28.61 m ² | |
| Escaleras | | 7.71 m ² | |
| Pasillo 1 | | 13.33 m ² | |
| Baño 2 | | 6.58 m ² | |
| Dormitorio 2 | | 12.33 m ² | |
| Baño 1 | | 6.58 m ² | |
| Dormitorio 1 | | 15.40 m ² | |
| Porche | | 14.00 m ² (v0.3) | |
| Vestíbulo | | 3.50 m ² (v0.5) | |
| Vestíbulo 2 | | 3.55 m ² | |
| Total planta baja | | 130.41 m² | 142.25 m² |
| Total sobre rasante | | 189.93 m² | 224.94 m² |
| Total bajo rasante | | 100.02 m² | 129.60 m² |



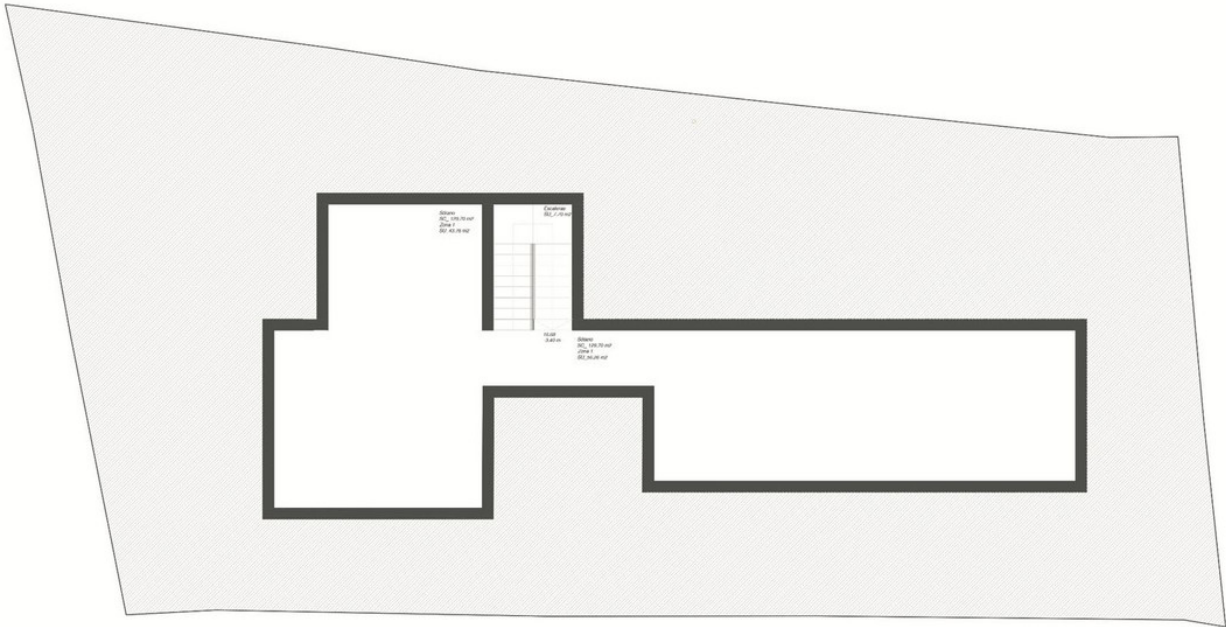
Planta Cubierta



Planta Baja

CUADRO DE SUPERFICIES

| ESTANCIA | COMPUTABILIDAD | SUP. ÚTIL | SUP. CONSTRUIDA |
|----------------------------|----------------|-----------------------------|-----------------------------|
| PLANTA ALTA | | | |
| Estar | | 22.80 m ² | 82.69 m ² |
| Pasillo 2 | | 7.33 m ² | |
| Baño 3 | | 6.58 m ² | |
| Dormitorio 3 | | 22.81 m ² | |
| Total planta alta | | 59.52 m² | 82.69 m² |
| PLANTA BAJA | | | |
| Cocina | | 15.58 m ² | 130.94 m ² |
| Salón | | 28.61 m ² | |
| Escaleras | | 7.71 m ² | |
| Pasillo 1 | | 13.33 m ² | |
| Baño 2 | | 6.58 m ² | |
| Dormitorio 2 | | 12.33 m ² | |
| Baño 1 | | 6.58 m ² | |
| Dormitorio 1 | | 15.40 m ² | |
| Porche | | 14.00 m ² (v0.3) | |
| Vestíbulo | | 3.50 m ² (v0.5) | |
| Vestíbulo 2 | | 3.55 m ² | |
| Total planta baja | | 130.41 m² | 142.25 m² |
| Total sobre rasante | | 189.93 m² | 224.94 m² |
| Total bajo rasante | | 100.02 m² | 129.60 m² |



Planta Sótano







