



## Vrijstaande Villa te koop in New Golden Mile, Estepona

4.200.000 €

Referentie: R5234575 Slaapkamers: 5 Badkamers: 6 Plotgrootte: 1.275m<sup>2</sup> Perceelgrootte: 539m<sup>2</sup> Terras: 80m<sup>2</sup>





## Costa del Sol, New Golden Mile

This magnificent traditional-style villa is located in the exclusive New Golden Mile, within the prestigious El Presidente community, just 50 metres from the beach and its newly built seaside promenade. The location is exceptional, surrounded by all kinds of amenities and only five minutes' drive from Puerto Banús and ten minutes from both Marbella and Estepona. The property sits on a 1,275 m<sup>2</sup> plot and offers 539 m<sup>2</sup> built, including 461 m<sup>2</sup> of internal living space and 80 m<sup>2</sup> of terraces, all facing south to ensure exceptional brightness throughout the day. Upon entering the villa, you are greeted by a spacious and luminous main living room featuring large windows that fill the space with natural light and provide seamless access to the terrace and the beautifully maintained garden. On this floor there is also a cozy tea room, a generous kitchen and dining area, a laundry room, a bedroom with an en-suite bathroom and walk-in wardrobe, as well as a guest bathroom. A large garage and several storage areas complement this level. The upper floor hosts the remaining four bedrooms, all exceptionally spacious, each with its own en-suite bathroom and direct access to large terraces that benefit from the south-facing orientation and pleasant open views. The property stands out for its charming traditional architecture, high ceilings, excellent condition and abundant natural light in every corner. This is a unique home, perfect as a family residence or as an investment opportunity in one of the most sought-after locations on the Costa del Sol. Furthermore, it is worth highlighting that owning this villa grants access to the comprehensive facilities of the El Presidente residential complex: five swimming pools, including a heated pool open year-round, as well as tennis and paddle courts, which not only enhance the daily living experience but also increase the property's appeal as an investment for vacation rentals or as a high-end second home.



## Kenmerken:

Extra's	Zonorientatie	Klimaatbeheersing
Overdekt terras	zuiden	Koude A/C
Nabij vervoer		Warme A/C
Privé Terras		Open haard
Berging		Centrale verwarming
Ensuite badkamer		
Marmeren vloeren		
Dubbele beglazing		
Inbouwkasten		
Bijkeuken		
Hotelbusje		
Optische vezel		
<b>Uitzicht</b>	<b>Ligging</b>	<b>Huidige Staat</b>
Mountain Bekijken	Dicht bij strand	Uitstekende conditie
Garden Views	Dichtbij golfbaan	
Pool Bekijken	Dichtbij zee	
street Views	Dicht bij winkels	
	Dichtbij stad	
	Dichtbij scholen	
	Dichtbij bos	
<b>Zwembad</b>	<b>Meubilering</b>	<b>Keuken</b>
private Pool	Gedeeltelijk gemeubileerd	Volledig ingerichte keuken
<b>Tuin</b>	<b>Beveiliging</b>	<b>Parkeergelegenheid</b>
private Garden	Alarmsysteem	garage
	Deurbel met intercom	private Parking
		overdekte parkeerplaats
<b>Categorie</b>		
Investering		
Aan zee		
Luxe		