



## Vrijstaande Villa te koop in Selwo, Estepona

625.000 €

Referentie: R5317309 Slaapkamers: 5 Badkamers: 5 Plotgrootte: 400m<sup>2</sup> Perceelgrootte: 280m<sup>2</sup> Terras: 20m<sup>2</sup>





## Costa del Sol, Selwo

Discover this beautifully designed detached villa in the welcoming and well-appointed Parque Botánico Resort. Offering generous living spaces, private terraces, and access to outstanding community facilities, this home is perfect for those seeking both privacy and convenience along the Spanish coast. Nestled within a secure, gated community with 24-hour security, the property is just a 7-minute drive from the beach, 10 minutes from Estepona, and 15 minutes from Puerto Banús.

### Property Highlights:

**Generous Living Spaces:** 5 bedrooms, including 3 spacious rooms with super queen beds and a child's room with a standard double bed, plus 4.5 bathrooms. Comfortably accommodates 8-10 guests.

**Privacy & Natural Surroundings:** Set among eucalyptus trees, this detached villa offers a peaceful and private setting within the greenbelt area of the urbanization.

**Modern & Functional Design:** A spacious open-plan living and dining area leads to a fully equipped modern kitchen with a separate pantry/washroom. The main terrace features a second lounge, a dining table, and a barbecue—perfect for outdoor dining.

**Outdoor Enjoyment:** A private 3m pool, Jacuzzi, solar shower, and an expansive terrace with breathtaking mountain views create an ideal space for relaxation and entertainment. An additional rooftop terrace provides panoramic views. Built in 2019 with reinforced concrete, the structure is suitable for an above-ground pool and Jacuzzi.

### Resort-Style Community Amenities:

**Wellness & Leisure Facilities:** The resort features a 25m heated indoor pool, a fully equipped gym, a sauna, a steam room, and a Jacuzzi. The large outdoor pool complex (just a 1-minute walk away) includes a Spanish-style restaurant with a bar, plus separate children's pools. A quieter outdoor pool is also available within walking distance.

**Sports & Recreation:** Ideal for active residents, the community offers 4 tennis courts, 2 basketball courts, indoor squash courts, and padel courts, as well as children's play areas and recreational spaces.

**Onsite Dining:** A charming Spanish-style restaurant and bar serve both local and international cuisine, conveniently located within the resort's main pool complex.

**Parking Convenience:** The villa includes a private shaded driveway for up to three cars, with additional free parking available throughout the community.

### A Smart Investment Opportunity

**No Additional Permits Required:** The cadastral plans already include an in-ground pool, eliminating the need for extra approvals.

### Prime Location & Nearby Services:

**Private Hospital (Hospiten):** 5 km

**Schools:** Public school in Cancelada (7 km), private school in Estepona (9 km)

**Surroundings:** Close to prestigious golf courses and the Selwo Aventura animal park

**Airports:** Gibraltar International Airport (58 km), Málaga Airport (77 km)

Experience the perfect blend of comfort, modern amenities, and a vibrant international community. Whether as a full-time residence or a luxury holiday retreat, this villa offers a fantastic opportunity in a sought-after resort setting



## Kenmerken:

### Extra's

Overdekt terras  
Nabij vervoer  
Privé Terras  
Satelliet TV  
Berging  
Ensuite badkamer  
Marmeren vloeren  
Dubbele beglazing  
24-uurs receptie  
Inbouwkasten  
WiFi  
Sportschool  
Sauna  
Speelzaal  
Paddle tennissen  
Tennisbaan  
Gasten appartement  
Bijkeuken  
Jacuzzi  
Bar  
Barbecue  
Restaurant op locatie  
Dicht bij moskee  
Buurt van een kerk  
Optische vezel  
Access for people with reduced mobility

### Uitzicht

Mountain Bekeken  
Weids  
Country Bekeken  
Garden Views  
Urban Bekeken  
Forest Bekeken

### Zwembad

Gemeenschappelijk zwembad  
verwarmd zwembad  
binnenzwembad  
private Pool  
Children`s Pool

### Beveiliging

Omheind complex  
24 -uurs beveiliging  
Alarmsysteem

### Zonorientatie

noorden  
Oosten  
zuiden  
West  
Zuidoost Zonoriëntatie  
North East Orientation  
South West Orientation  
Noordwest Zonoriëntatie

### Ligging

Urbanisatie  
Dichtbij scholen  
Voorstad  
Dichtbij bos

### Meubilering

Gedeeltelijk gemeubileerd

### Parkeergelegenheid

garage  
private Parking  
overdekte parkeerplaats

### Klimaatbeheersing

Airconditioning  
Vooraf geïnstalleerde A/C  
Koude A/C  
Warme A/C  
Open haard

### Huidige Staat

Uitstekende conditie

### Keuken

Volledig ingerichte keuken

### Voorzieningen

Elektriciteit  
Drinkwater  
Telefoon



Elektrische rolluiken

Open Parkeergelegenheid  
parkeren op straat  
Gemeenschappelijk Parking  
More Than One

Gas

**Categorie**

In prijs verlaagd

Vakantiehuis

Investering

Luxe

Bestaande bouw

Modern