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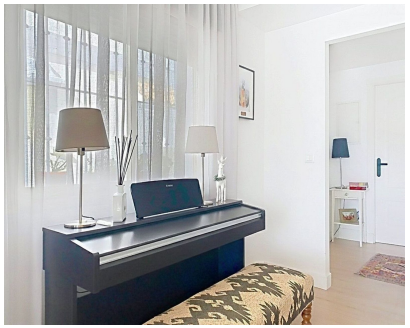



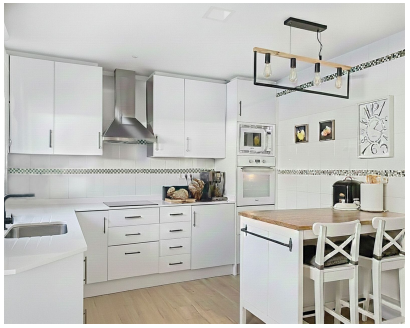

Ref.-ID: MIBGR5272234 **Estepona** **House**

Community: 1,968 EUR / year **3** **5** **320 m2**

Stunning frontline golf townhouse, located in the prestigious Estepona Golf community. Offering panoramic views of the sea, golf course, and mountains, this beautifully renovated home provides an exclusive lifestyle in a peaceful and well-connected setting. The property features over 200 m² of built area, distributed across three floors plus a solarium, and includes 2 spacious bedrooms, 2 full bathrooms, and 2 guest toilets. It also benefits from private enclosed gardens and modern finishes throughout. Ground Floor The ground floor offers a bright and spacious living room with double-glazed sliding doors leading to an extended terrace with pergola—perfect for outdoor dining and relaxation. The large, functional kitchen includes a movable wooden central island and a secondary door with direct access to the entrance porch. A guest toilet completes this level. First Floor The master suite features an en-suite bathroom, walk-in closet, and a private terrace with open golf views and partial sea views. The second bedroom is currently configured as a large double room after combining two original bedrooms; it can easily be converted back if desired. This floor also includes a second full bathroom with bathtub. Upper Floor – Solarium The partially covered rooftop terrace offers breathtaking panoramic views of the golf course, sea, and mountains—an ideal space for sunbathing and entertaining. A covered laundry area adds extra convenience. Basement The basement is a versatile space currently used as a lounge and office, with the potential to create additional bedrooms, a guest suite, or an independent living area. It also includes an additional guest toilet. Parking & Community The property includes two parking spaces: one private within the house perimeter and another in the communal area directly in front of the property. The gated community, with only 16 homes, offers landscaped gardens and a communal swimming pool, ensuring privacy and tranquility. Location Frontline to the golf course and just 5 minutes from the beach and local shops, the home enjoys excellent connections: 10 minutes to Estepona town center 20 minutes to Marbella and Puerto Banús 45 minutes to Málaga Airport A unique opportunity to enjoy space, views, and quality of life in one of the most desirable areas of the Costa del Sol.

Setting
- ✔ Close To Sea
- ✔ Close To Schools
- ✔ Close To Forest
- ✔ Urbanisation

Orientation
- ✔ South West Orientation

Condition
- ✔ Excellent Condition

Pool
- ✔ Communal Pool

Climate Control
- ✔ Air Conditioning
- ✔ Pre Installed A/C
- ✔ Hot A/C
- ✔ Cold A/C

Views
- ✔ Sea Views
- ✔ Mountain Views
- ✔ Panoramic Views
- ✔ Garden Views
- ✔ Pool Views

Features
- ✔ Covered Terrace
- ✔ Fitted Wardrobes
- ✔ Private Terrace
- ✔ Solarium
- ✔ Ensuite Bathroom
- ✔ Marble Flooring
- ✔ Double Glazing
- ✔ Basement

Furniture
- ✔ Fully Furnished

Kitchen
- ✔ Fully Fitted Kitchen

Garden
- ✔ Private Garden

Security
- ✔ Gated Complex

Parking
- ✔ Covered Parking
- ✔ Street Parking
- ✔ Private Parking

Utilities
- ✔ Electricity

Category
- ✔ Golf