

Sales - House - Bel Air

3.395.000€

 5

 5

 599 m2

 1100 m2

An outstanding opportunity to secure a striking contemporary villa in the highly sought-after urbanisation of Bel Air, Estepona. Set within walking distance of the beach and everyday amenities, this exceptional home is designed for buyers seeking a private, low-maintenance lifestyle in one of the coast’s most desirable locations — with the added advantage of being able to influence key interior finishes at this stage of construction. Built on a generous plot of 1,100 m², the villa offers 599 m² of contemporary living space complemented by 98 m² of covered terraces, creating a seamless connection between indoor comfort and outdoor living. Thoughtful architecture and abundant natural light shape bright, welcoming interiors that flow effortlessly onto the terraces and private garden — an ideal setting for year-round entertaining and relaxed outdoor living. Accommodation comprises five spacious ensuite bedrooms, each fitted with built-in wardrobes and opening onto a private terrace, giving every bedroom its own outdoor connection and abundant natural light. Five bathrooms complete a layout designed with both family living and hosting guests in mind. The property is built around leisure and wellbeing, featuring a private indoor heated pool and a sauna — a rare and highly desirable combination that allows for year-round enjoyment regardless of the season. A rooftop solarium provides a further outdoor retreat, perfect for sunbathing, relaxing, or entertaining with views over the surrounding urbanisation. Further highlights include: •Private indoor heated pool •Sauna •Rooftop solarium •98 m² of covered terraces, plus a private terrace for every bedroom •Fitted wardrobes throughout •Private lift servicing all floors •Garage with space for more than one vehicle •1,100 m² plot with private garden •Community fees: 0 •Walking distance to the beach, shops, and everyday amenities Nestled within the established Bel Air urbanisation, the property enjoys a privileged position close to the sea while remaining just steps from everyday conveniences — combining tranquillity, privacy, and easy access to local life. With construction currently underway and completion scheduled for Q1 2027, this is a rare opportunity for buyers to secure a brand-new villa in one of Estepona’s most desirable addresses, with scope to personalise selected interior finishes before completion. Combining generous proportions, resort-style leisure amenities, and an unbeatable location, this future home offers an exceptional lifestyle opportunity for buyers looking to invest in a new-build property on the Costa del Sol.

- Setting**
 - ✓ Commercial Area
 - ✓ Close To Golf
 - ✓ Close To Shops
 - ✓ Close To Sea

Orientation
 - ✓ South
 - ✓ South West

Condition
 - ✓ New Construction

Pool
 - ✓ Private
 - ✓ Indoor
 - ✓ Heated
- Climate Control**
 - ✓ Central Heating
 - ✓ Fireplace

Features
 - ✓ Covered Terrace
 - ✓ Lift
 - ✓ Fitted Wardrobes
 - ✓ Near Transport
 - ✓ Private Terrace
 - ✓ Solarium
 - ✓ WiFi
 - ✓ Sauna
 - ✓ Games Room
 - ✓ Storage Room
 - ✓ Utility Room
 - ✓ Ensuite Bathroom
 - ✓ Barbeque
 - ✓ Double Glazing

Kitchen
 - ✓ Fully Fitted

Garden
 - ✓ Private
 - ✓ Easy Maintenance
- Security**
 - ✓ Alarm System

Parking
 - ✓ Garage
 - ✓ Covered
 - ✓ More Than One
 - ✓ Private

Utilities
 - ✓ Electricity
 - ✓ Drinkable Water















