



Sales - Plot - New Golden Mile
3.500.000€

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New Golden Mile

Plot

IBI: 1,536 EUR / year



3413 m2



4997 m2

The Crown Jewel of Estepona's New Golden Mile: Premium Land for 44 Units with Sea Views (Pueblo Mediterráneo) An unrepeatable opportunity to dominate the most sought-after luxury expansion zone on the Costa del Sol. Strategically positioned opposite the iconic 5-star Kempinski Hotel, this 4,997 m² plot offers an unbeatable location: walking distance to the beach, a stone's throw from the exclusive Laguna Village, and very close to the vibrant city center of Estepona. The asset (boasting 3,413 m² of buildability) allows for the development of 44 luxury apartments under the highly demanded "Pueblo Mediterráneo" typology (Ground Floor + 2). This layout guarantees an unparalleled resort-style living experience, creating stunning ground-floor units with private gardens, guaranteed partial sea views starting right from the first floor, and spectacular penthouses with solariums. This is the ultimate end-product for international buyers seeking design, sunshine, and ROI just steps from the Mediterranean. Project Volume: 44 Premium Apartments Typology: Pueblo Mediterráneo (GF + 2) Key Highlights: Walking distance to the beach, close to the city center, and sea views from the 1st floor. Plot Size: 4,997 m² | Buildability: 3,413 m² Asking Price: €3,500,000 + VAT Estimated Urbanisation Costs: €1,500,000

Setting

- ✓ Town
- ✓ Close To Golf
- ✓ Close To Shops
- ✓ Close To Sea
- ✓ Close To Town
- ✓ Close To Schools
- ✓ Close To Forest
- ✓ Urbanisation

Climate Control

- ✓ Air Conditioning
- ✓ Pre Installed A/C
- ✓ Hot A/C
- ✓ Cold A/C
- ✓ Central Heating
- ✓ U/F/H Bathrooms

Kitchen

- ✓ Fully Fitted

Utilities

- ✓ Electricity
- ✓ Drinkable Water

Orientation

- ✓ South East
- ✓ South
- ✓ South West

Views

- ✓ Sea
- ✓ Mountain
- ✓ Beach
- ✓ Panoramic
- ✓ Garden
- ✓ Pool
- ✓ Urban
- ✓ Forest

Garden

- ✓ Communal
- ✓ Easy Maintenance

Category

- ✓ Bargain
- ✓ Beachfront
- ✓ Cheap
- ✓ Golf
- ✓ Holiday Homes
- ✓ Investment
- ✓ Luxury
- ✓ Off Plan
- ✓ Reduced
- ✓ Resale
- ✓ With Planning Permission
- ✓ Contemporary

Condition

- ✓ Excellent
- ✓ Renovation Required
- ✓ Restoration Required
- ✓ New Construction

Features

- ✓ Covered Terrace
- ✓ Lift
- ✓ Fitted Wardrobes
- ✓ Near Transport
- ✓ Private Terrace
- ✓ Solarium
- ✓ Satellite TV
- ✓ WiFi
- ✓ Storage Room
- ✓ Ensuite Bathroom
- ✓ Access for people with reduced mobility
- ✓ Marble Flooring
- ✓ Barbeque
- ✓ Double Glazing
- ✓ Near Mosque
- ✓ Near Church
- ✓ Fiber Optic

Security

- ✓ Gated Complex
- ✓ Electric Blinds
- ✓ Entry Phone
- ✓ Alarm System
- ✓ 24 Hour Security
- ✓ Safe

Pool

- ✓ Communal
- ✓ Private
- ✓ Indoor
- ✓ Heated
- ✓ Room For Pool
- ✓ Children's Pool

Furniture

- ✓ Optional

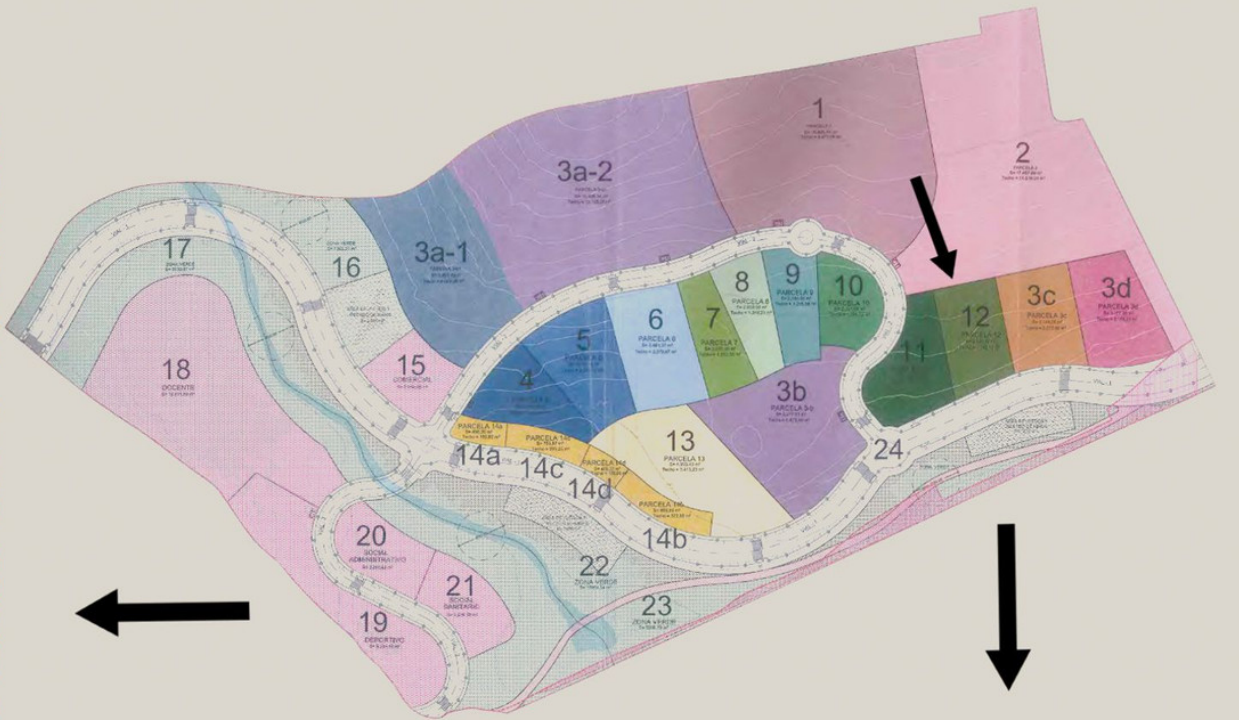
Parking

- ✓ Underground
- ✓ Garage
- ✓ Covered



PLAN PARCIAL

ESTEPONA CITY CENTER



BEACH







