**Sales - House - Estepona**

**1.200.000€**

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**Ref.-ID: MIBGR4875823** **Estepona** **House**

**IBI: 1,199 EUR / year**

 **6**  **4**  **314 m2**  **781 m2**

This beautiful villa is located just steps from the long sandy beach and the promenade that takes you into Estepona town. The house is south facing and is located second line from the beach on a large, flat plot. The main house has 5 bedrooms, 3 large refurbished bathrooms, 2 sitting rooms with 2 fireplaces, a large open plan kitchen, dining area, all spread over two floors. There is a further guest apartment with separate entrance that would be ideal for staff, teenagers or guests. The 851m² plot is completely flat making the garden area 100% useable. The garden houses an extremely large swimming pool and lawn area, which is perfect for a family with children or pets. The villa is accessed via automatic gates, with a secondary door at the bottom of the garden for closer access to the beach. This property has maintained its Andalucian charm with beautiful wooden beams, vaulted ceilings, and traditional tilework. On entering the villa you are greeted by a beautiful Andalucian wooden front door that opens up into an entrance hall. To the right you will find a spacious and bright living room, office, one large bedroom and a full bathroom. To the left there is a second sitting room/TV area, a fully equipped, open plan kitchen and dining area which leads straight out to the covered and uncovered terraces and garden. Upstairs you will find the large master bedroom with ensuite bathroom, private terrace and private access to the gardens. There are three further bedrooms upstairs, one with a private terrace. All are large and share an oversized bathroom with bath tub and shower. There is an undeveloped space between two of the bedrooms that could easily be adapted into a Jack and Jill bathroom if a further bathroom is needed. All bedrooms have hot and cold air conditioning, Walking distance from the house you have a beautiful sandy beach, 2 supermarkets, shops, a pharmacy, restaurants and bars. There are 5 golf courses within a 5 minute drive. Estepona town is less that 4 mins by car, La Duquesa port just over 5 mins by car, Marbella and Puerto Banus are 20 mins away. Malaga airport is 40 minutes by car with handy access to the AP7.

**Setting**
- Beachside
- Close To Shops
- Close To Sea
- Close To Town

**Orientation**
- South Facing
- South West Orientation

**Condition**
- Good Condition

**Pool**
- Private Pool

**Climate Control**
- Air Conditioning
- Hot A/C
- Cold A/C
- Fireplace

**Views**
- Sea Views
- Mountain Views
- Garden Views
- Pool Views

**Features**
- Covered Terrace
- Fitted Wardrobes
- Near Transport
- Private Terrace
- WiFi
- Guest Apartment
- Guest House
- Storage Room
- Ensuite Bathroom
- Wood Flooring
- Disabled Access
- Barbeque
- Double Glazing
- Staff Accommodation

**Furniture**
- Part Furnished

**Kitchen**
- Fully Fitted Kitchen

**Garden**
- Private Garden
- Easy Maintenance Garden

**Security**
- Safe

**Parking**
- Multiple Parking Spaces
- Private Parking

**Utilities**
- Electricity

**Category**
- Bargain
- Holiday Homes
- Investment
- Resale























































