



**Sales - House - Estepona**  
**1.075.000€**

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**Ref.-ID: MIBGR5115616**

**Estepona**

**House**

**IBI: 91 EUR / year**



**3**



**2**



**119 m<sup>2</sup>**



**2747 m<sup>2</sup>**

Tucked away in the peaceful El Velerín area of Estepona's prestigious New Golden Mile, this delightful detached villa offers the perfect blend of rustic charm, comfort and outdoor living. You enter the property through a welcoming front porch that opens directly into a bright and spacious living and dining area, ideal for relaxing or entertaining. The home features three comfortable double bedrooms and two well-appointed bathrooms, making it a practical and inviting space for families or guests. The kitchen is generous in size with enough room for a breakfast table and offers direct access to the back of the property, where you'll find a covered parking area and a built-in barbecue perfect for outdoor gatherings. Undoubtedly the highlight of the home is the beautiful private pool, perfectly positioned to take in sweeping views of the Andalusian countryside with glimpses of the Mediterranean in the distance. It's a peaceful and scenic setting that makes everyday living feel like a holiday. The covered terrace invites you to dine al fresco while overlooking the gardens, and there's space to park five or six vehicles comfortably in the carport. El Velerín is known for its green, tranquil surroundings while being just a short drive from Estepona town. In under ten minutes, you can reach the marina, beaches, old town, and a fantastic range of shops, restaurants and amenities. Whether you're looking to settle into a quiet lifestyle or invest in a property with room to grow, this villa offers privacy, character and convenience in one of the Costa del Sol's most desirable locations. Come view with me!

**Setting**  
 Close To Port  
 Close To Shops  
 Close To Sea  
 Close To Town

**Orientation**  
 South West

**Condition**  
 Good

**Pool**  
 Private

**Climate Control**  
 Air Conditioning

**Views**  
 Sea  
 Mountain  
 Country  
 Panoramic  
 Garden  
 Pool

**Features**  
 Covered Terrace  
 Fitted Wardrobes  
 Private Terrace  
 Solarium  
 Storage Room  
 Utility Room  
 Barbeque

**Furniture**  
 Part Furnished

**Garden**  
 Private

**Security**  
 Alarm System  
 24 Hour Security

**Parking**  
 Covered  
 More Than One





























