

Ref.-ID: MIBGR5464057

Estepona

House



4



3.5



240 m2

Exclusive Four-Bedroom Frontline Beach Villa with Panoramic Sea Views – The Edge, Estepona ## Rental Conditions: Monthly rent: €15,000 Available: From 1 September Contract: 12-month long-term rental Security deposit: Two months Payment: Six months' rent upfront An exceptional four-bedroom semi-detached villa occupying one of the most privileged frontline beach positions within The Edge, an exclusive residential development on Estepona's Mediterranean coastline. Designed by renowned architect Rafael de La-Hoz, The Edge is recognised for its flowing contemporary architecture, outstanding communal facilities and seamless connection with the sea. The development contains only two semi-detached villas, making this a particularly rare opportunity to enjoy the privacy of a villa alongside the amenities and security of a luxury beachfront resort. The villa's entire living accommodation is conveniently arranged on one main level. Its layout has been specifically designed to make the Mediterranean the focal point of the home, with uninterrupted panoramic sea views and an exceptional level of privacy. One of the villa's most distinctive features is that all four bedrooms are positioned directly along the seafront. Each bedroom enjoys full Mediterranean views and opens directly onto the terrace. This is an exceptionally rare layout, as beachfront properties typically position some or all of their bedrooms towards the rear of the residence. The bright and spacious living and dining area also opens directly onto the private terrace, garden and swimming pool. Floor-to-ceiling windows maximise the natural light and create a continuous connection between the interior, outdoor spaces and the sea. The property comprises four generously sized bedrooms, each with direct terrace access, three full bathrooms and a guest toilet. The master suite benefits from its own bathroom, dressing area, panoramic views and direct access to the terrace. Outside, the private terrace, garden and swimming pool provide an exceptional setting for relaxing, entertaining and enjoying the Costa del Sol climate. The villa's position offers uninterrupted sea views and a remarkable sense of privacy despite being located directly beside the beach. The property also benefits from a private garage with parking for two cars and a fully equipped private gym. In addition to its private swimming pool, residents have access to The Edge's resort-style facilities. These include a large outdoor communal swimming pool surrounded by landscaped gardens, a heated indoor pool, spa and wellness area, communal gym, padel court and an elegant co-working space with a kitchen. The gated development also offers controlled access and 24-hour security. Positioned directly beside the beach and coastal promenade, the villa offers an exceptional lifestyle where privacy, contemporary architecture and beachfront living come together. Estepona Marina, restaurants, golf courses and everyday amenities are all within easy reach, while Marbella, Puerto Banús and Sotogrande are conveniently accessible. ## Property Highlights: One of only two semi-detached villas within The Edge Frontline beach and frontline sea position Uninterrupted panoramic Mediterranean views Exceptional privacy All living accommodation arranged on one main level Four sea-facing bedrooms Every bedroom opens directly onto the terrace Three full bathrooms plus guest toilet Spacious living and dining area Private garden and swimming pool Fully equipped private gym Private garage with parking for two cars Large communal outdoor swimming pool Heated indoor pool and wellness facilities Communal gym and padel court Co-working space with kitchen Landscaped communal gardens Gated community with 24-hour security Direct access to the beach and coastal promenade

Setting

- ✓ Beachfront
- ✓ Beachside
- ✓ Close To Sea
- ✓ Urbanisation
- ✓ Front Line Beach Complex

Climate Control

- ✓ Air Conditioning
- ✓ Hot A/C
- ✓ Cold A/C

Kitchen

- ✓ Fully Fitted

Category

- ✓ Beachfront
- ✓ Luxury

Orientation

- ✓ South

Views

- ✓ Sea
- ✓ Beach
- ✓ Panoramic

Garden

- ✓ Communal

Condition

- ✓ Excellent

Features

- ✓ Solarium
- ✓ Gym
- ✓ Storage Room
- ✓ Access for people with reduced mobility
- ✓ 24 Hour Reception

Security

- ✓ Gated Complex
- ✓ 24 Hour Security

Pool

- ✓ Communal
- ✓ Private

Furniture

- ✓ Fully Furnished

Parking

- ✓ Underground
- ✓ Garage
- ✓ More Than One
- ✓ Private













































