+34 604 489 646

info@luxury-realty.com

Land in New Golden Mile

Reference: R4766164



Bedrooms: by request

Bathrooms: by request

M² Build size: 3,413

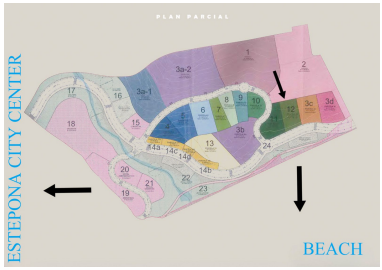
Price: 3,500,000 €

Status: Sale

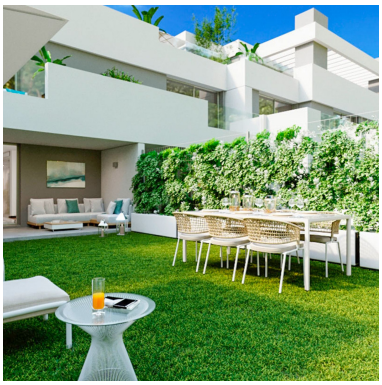
Property Type: Land

Parking places: by request

M² Plot Size: 4,997













Overview:

Luxury Realty proudly presents an asset of unparalleled distinction: the definitive "Crown Jewel" of Estepona's coveted New Golden Mile. This is more than just land; it is a canvas for visionary development, an unrepeatable opportunity to craft an iconic luxury residential project within the most dynamic and sought-after expansion zone on Spain's illustrious Costa del Sol. For discerning developers and astute investors, this 4,997 m² plot represents the pinnacle of potential, promising not just a return on investment, but a legacy of sophisticated living.

Strategically positioned in a league of its own, this prime parcel boasts a location that is, quite simply, unbeatable. Directly opposite the globally recognized 5-star Kempinski Hotel, the property inherits an aura of established luxury and exclusivity. This adjacency immediately signals a benchmark for quality and ensures a premium clientele. The allure extends further: residents will enjoy the quintessential Mediterranean lifestyle with the beach just a leisurely stroll away, offering golden sands and the soothing rhythm of the waves. The vibrant, upscale Laguna Village, a hub of designer boutiques, gourmet dining, and chic beach clubs, lies merely a stone's throw away, providing instant access to leisure and entertainment. Furthermore, the charming and increasingly sophisticated city center of Estepona, with its blossoming arts scene, traditional plazas, and modern marina, is within effortless reach, blending authentic Andalusian culture with contemporary conveniences.

The "New Golden Mile" itself is a designation synonymous with prestige and refined living in Southern Spain. Stretching between Estepona and Marbella, it has become the preferred locale for high-net-worth individuals seeking modern luxury, impeccable infrastructure, and unparalleled security. This particular segment, nestled ideally in Estepona, offers a perfect balance – the tranquil elegance of a developing luxury hub combined with the convenience of an established, amenity-rich environment. Connectivity is paramount for international buyers, and this location excels, offering easy access to Marbella's glamour, Puerto Banús's yachting lifestyle, and the international airports of Malaga and Gibraltar, placing the world at your doorstep.

Beyond its immediate surroundings, the New Golden Mile benefits from a microclimate renowned for over 320 days of sunshine annually, making it a year-round destination for those who cherish outdoor living. Golf courses of championship standard, equestrian centers, and exclusive spa facilities are all part of the fabric of this desirable area, creating an environment that caters to every facet of a luxurious lifestyle. Investing here means tapping into a robust and continually appreciating market, driven by sustained international demand for prime coastal properties in a stable and desirable European location.

This remarkable asset boasts a substantial buildability of 3,413 m²t, meticulously planned to allow for the development of 44 exquisite luxury apartments. The chosen typology, "Pueblo Mediterráneo," is a masterstroke in design and market appeal. This architectural concept evokes the charm of a traditional Andalusian village, reimagined with contemporary luxury, fostering a sense of community, intimacy, and timeless elegance. The structure, optimized for Ground Floor + 2 levels, is engineered to maximize desirability and deliver an unparalleled resort-style living experience that is highly coveted by today's international buyers.

This intelligent layout guarantees a diverse and highly attractive product mix: stunning ground-floor units that seamlessly merge indoor elegance with expansive private gardens, offering direct access to lush communal areas. From the very first floor upwards, residents are assured of captivating partial sea views, a feature that significantly enhances desirability and value. The pinnacle of the development will be spectacular penthouses, each boasting private solariums that command panoramic vistas of the Mediterranean Sea, offering the ultimate in privacy, luxury, and outdoor entertaining space. This carefully curated product mix directly addresses the desires of the sophisticated international buyer seeking cutting-edge design, abundant sunshine, and a strong return on investment, all within steps of the shimmering Mediterranean coastline.

Luxury Realty understands that an investment of this caliber requires clarity and vision. The project volume of 44 premium apartments, developed under the sought-after Pueblo Mediterráneo typology (GF + 2), represents a meticulously calculated opportunity. Key highlights reinforce its exceptional nature: walking distance to the beach, immediate proximity to Estepona's vibrant city center, and guaranteed sea views from the first floor. These are not merely features; they are foundational pillars of a high-demand, high-value proposition.

The financial framework for this unparalleled opportunity is transparent and compelling: a generous plot size of 4,997 m² with a robust buildability of 3,413 m²t provides ample scope for a world-class development. The asking price of €3,500,000 + VAT, alongside estimated urbanization costs of €1,500,000, positions this as an exceptionally attractive entry point for a strategic asset on the New Golden Mile. This is more than just land; it's the foundation for a landmark development, a guaranteed success story in one of Europe's most resilient luxury real estate markets. We invite serious inquiries to explore the full potential of this magnificent property and to receive a detailed dossier on this unique investment.

Features:

None, New development, Pool, Air conditioning, Heating, Sea views, Mountain views, Private garden, Lift, None, Alarm system, 24H Security, Parking, Beachfront, Holiday Home, Investment, None, Resale