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Luxury Realty
real estate

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Villa in Estepona

Reference: R5167672



Bedrooms: 7
Bathrooms: 7
M² Build size: 430
Price: 1,575,000 €
Status: Sale
Property Type: Villa
Parking places: by request
M² Plot Size: 1,195













Overview:

Luxury Realty is proud to present an unparalleled opportunity to acquire a piece of paradise on the sun-drenched Costa del Sol. This magnificent, fully renovated 8-bedroom, 8-bathroom villa in the highly sought-after Estepona, Southern Spain, truly embodies the zenith of Mediterranean luxury living combined with astute financial foresight. It is a rare find, meticulously designed with exceptional flexibility in mind, making it the ideal choice for a grand private residence with dedicated guest accommodations, a thriving boutique bed & breakfast, or a sophisticated small hospitality enterprise.

A Home of Grandeur and Versatility

The Main Residence: Elegance and Comfort

Upon entering the main house, you are greeted by a grand entrance foyer that sets the tone for the spacious elegance within. A serene bedroom with a private en-suite bathroom is conveniently located on this level, offering comfort for guests or family. The heart of the home features a fully renovated, open-concept kitchen, a true culinary sanctuary equipped with premium, state-of-the-art integrated appliances, perfect for both everyday living and entertaining. A separate laundry room enhances practicality. The expansive, light-drenched dining and living area, thoughtfully designed for seamless entertaining and relaxation, boasts a charming wood-burning fireplace, creating a warm ambiance. This entire space gracefully opens onto a magnificent sea-view terrace, perfect for alfresco dining and enjoying the breathtaking Mediterranean panorama. A tastefully appointed guest toilet is also conveniently located on this floor.

An elegantly crafted spiral staircase ascends to the upper level of the main residence, where a second sumptuous bedroom awaits, boasting breathtaking, uninterrupted vistas of the glistening Mediterranean Sea. This level presents an exciting opportunity for expansion; it can be transformed into an opulent master suite, complete with a lavish walk-in closet and a spa-like bathroom featuring both an invigorating shower and a luxurious soaking bathtub. Furthermore, potential exists to create a third bedroom on the main floor, enhancing the villa's adaptable layout.

The Investment Wing: Proven Income and Privacy

Complementing the main residence is a dedicated second wing, an exquisitely curated collection of six fully renovated, private en-suite bedrooms, each boasting its own independent access. This design ensures maximum privacy and comfort. Each sanctuary is graced with captivating, panoramic views of the azure sea and the sparkling pool area, guaranteeing tranquility and luxury for every guest. This section of the property stands as a testament to its formidable income-generating prowess, already boasting all necessary licensing for tourist rentals and consistently achieving impressive nightly rates of €150+, representing immediate and substantial returns for the savvy investor.

Distinguished Features & Modern Upgrades

This villa has undergone a meticulous and comprehensive interior renovation, revitalizing every corner with a keen eye for modern luxury and efficiency. This includes exquisitely designed new bathrooms, a completely updated electrical system, state-of-the-art air conditioning installations, and premium brand-new toilets and fittings. All windows have been meticulously replaced with high-quality, energy-efficient units, ensuring superior insulation, serene tranquility from external sounds, and an abundance of natural light in every room.

Crucially, a coveted Tourist License is already in place, offering immediate rental income potential without the complexities of bureaucratic processes. While the robust structure and stunning location are undeniable, the exterior grounds and façade present a unique canvas for personalization. This allows the discerning new owner to cultivate an outdoor oasis that perfectly reflects individual tastes, transforming the generous outdoor spaces, including the magnificent pool area, into a bespoke Mediterranean haven.

Prime Location in Estepona: The Jewel of the Costa del Sol

Nestled in the heart of Estepona, often hailed as the "Garden of the Costa del Sol," this villa offers an enviable lifestyle. Estepona seamlessly blends traditional Andalusian charm with modern amenities, celebrated for its pristine beaches, vibrant marina, world-class golf courses, and exquisite gastronomy. Your new home is perfectly positioned:

- Just 10 minutes’ drive from Estepona town center, a picturesque hub renowned for its 'Garden of the Costa del Sol' initiative, blooming with vibrant flowers and charming plazas.
- A mere 5 minutes’ leisurely stroll takes you to the pristine, sun-kissed beaches of the Mediterranean, where endless days of sunbathing and watersports await.
- Only 2 minutes’ drive to the world-renowned Finca Cortesin Hotel & Golf Resort, a beacon of luxury and one of Europe’s finest golf destinations.

The strategic location in Southern Spain provides effortless access to other glamorous destinations along the Costa del Sol, including the cosmopolitan allure of Marbella and the exclusive yachts of Puerto Banús. It also offers convenient connections to Malaga International Airport and Gibraltar, making international travel a breeze. Esteemed golf courses, gourmet dining, upscale shopping, and reputable international schools are all within easy reach, solidifying Estepona's appeal for both residents and savvy investors seeking an exceptional quality of life.

An Unrivalled Investment Opportunity

This exceptional villa represents not merely a property purchase, but an acquisition of a lifestyle and a thriving business. It offers not only a truly beautiful home graced with breathtaking panoramic Mediterranean views but also a meticulously curated, turn-key investment with a proven and substantial income potential. With its unparalleled combination of fully renovated, exquisite interiors, an inherently flexible layout, a coveted tourist license already in place, and a prime, enviable location in Southern Spain’s Estepona, this villa unequivocally stands as one of the most attractive and robust opportunities currently available on the market for discerning investors and luxury homebuyers alike. Discover the epitome of luxury and profitability; contact Luxury Realty today to arrange a private viewing.

Features:

Pool, Sea views, Mountain views, None, Parking, Beachfront, Holiday Home, Investment