



## Detached Villa for sale in New Golden Mile, Estepona

4 200 000 €

Référence: R5234575    Chambres: 5    Bain: 6    Terrain: 1 275m<sup>2</sup>    Construite: 539m<sup>2</sup>    Terrasse: 80m<sup>2</sup>





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## Costa del Sol, New Golden Mile

This magnificent traditional-style villa is located in the exclusive New Golden Mile, within the prestigious El Presidente community, just 50 metres from the beach and its newly built seaside promenade. The location is exceptional, surrounded by all kinds of amenities and only five minutes' drive from Puerto Banús and ten minutes from both Marbella and Estepona. The property sits on a 1,275 m<sup>2</sup> plot and offers 539 m<sup>2</sup> built, including 461 m<sup>2</sup> of internal living space and 80 m<sup>2</sup> of terraces, all facing south to ensure exceptional brightness throughout the day. Upon entering the villa, you are greeted by a spacious and luminous main living room featuring large windows that fill the space with natural light and provide seamless access to the terrace and the beautifully maintained garden. On this floor there is also a cozy tea room, a generous kitchen and dining area, a laundry room, a bedroom with an en-suite bathroom and walk-in wardrobe, as well as a guest bathroom. A large garage and several storage areas complement this level. The upper floor hosts the remaining four bedrooms, all exceptionally spacious, each with its own en-suite bathroom and direct access to large terraces that benefit from the south-facing orientation and pleasant open views. The property stands out for its charming traditional architecture, high ceilings, excellent condition and abundant natural light in every corner. This is a unique home, perfect as a family residence or as an investment opportunity in one of the most sought-after locations on the Costa del Sol. Furthermore, it is worth highlighting that owning this villa grants access to the comprehensive facilities of the El Presidente residential complex: five swimming pools, including a heated pool open year-round, as well as tennis and paddle courts, which not only enhance the daily living experience but also increase the property's appeal as an investment for vacation rentals or as a high-end second home.



## Spécification:

### Caractéristiques

Terrasse couverte  
Près du transport  
Terrasse privée  
Salle de stockage  
Salle de bain attenante  
Sol en marbre  
Double vitrage  
Armoires ajustées  
Buanderie  
Bus de courtoisie  
Fibre optique

### Vues

Montagne  
Jardin  
Piscine  
Rue

### Piscine

Private

### Jardin

Private

### Catégorie

Investissement  
En bord de mer  
Luxe

### Orientation

Sud

### Paramètre

En bord de mer  
Près du golf  
Près de la mer  
Proche des magasins  
Près de la ville  
Près des écoles  
Près de la forêt

### Meubles

Partie fournie

### Sécurité

Système d'alarme  
Téléphone d'entrée

### Climatisation

Cold A / C  
A / C chaud  
Cheminée  
Chauffage central

### Condition

Excellent

### Cuisine

Entièrement équipé

### Parking

Garage  
Private  
Covered