



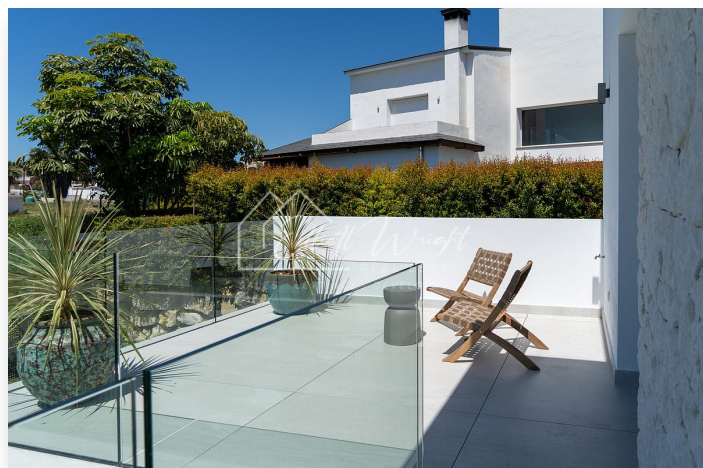
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Villa in Valle Romano

1,790,000 €

Reference: 318-01912P **Bedrooms:** 4 **Bathrooms:** 4 **Plot Size:** 600m² **Build Size:** 370m² **Terrace:** 44m²





Location: Valle Romano

If you're dreaming of life on the Costa del Sol but want to avoid the hustle of Marbella, this villa is an exceptional opportunity. Just 20 minutes by car from Marbella, in a residential area of Estepona, this brand-new villa offers premium-quality construction and is designed for maximum comfort and lifestyle.

Ideal Location

Located just one minute from the main road and with direct access to the highway, it's perfectly positioned for easy access by car or on foot. The beach is only a short walk away—simply cross a pedestrian bridge—and the well-known Nido beach club is just steps away.

A nearby shopping area offers restaurants, a supermarket, pharmacy, and essential services. You'll also find the British School, other international schools, the Valle Romano Golf Course, and the Elba Estepona Hotel & Spa close by. Only 10 minutes away by car, you'll reach the iconic Finca Cortesin, one of Europe's most prestigious luxury resorts.

The Villa

Spread across two floors plus a basement, the villa features 4 bedrooms, two on the ground floor (one en suite), both with direct access to the garden. The entrance opens to a charming interior patio with a mature olive tree, adding warmth and personality to the home.

The kitchen is fully equipped with Siemens appliances and a separate freezer. The property also boasts underfloor heating throughout, zoned air conditioning, and built-in wardrobes with integrated lighting.

A distinctive architectural feature: the tall interior doors, nearly ceiling height, creating an elegant and spacious atmosphere.

Upper Floor

The upper level hosts the master suite, with private terrace and sea views, as well as views of the pool, garden, and a protected green area that will remain undeveloped. The fourth bedroom also has its own terrace with open views.

Versatile Basement

The basement offers a large open space, ideal for a gym, spa, cinema room, wine cellar, or guest apartment—whatever suits your lifestyle. Laundry connections are also pre-installed.

A villa with excellent location, modern design, and high-end finishes, just minutes from the sea and surrounded by top amenities. Move-in ready. Can you picture yourself living here?



Features:

Setting

Close To Sea

Features

Utility Room

Basement

close to schools

Central Heating

Close to Shops

Garden View

Close to Golf

Pool View

Close to Town

Panoramic view

Laundry room

Walk-in closet

Close to Port

Open Plan Kitchen

Close to children playground

Amenities near

Brand new

Uncovered terrace

Transport near

Kitchen equipped

Climate Control

Air Conditioning

Furniture

Part Furnished

Views

Sea View