



**Property type :** Detached Villa

**Location :** El Paraiso

**Bedrooms :** 3

**Bathrooms :** 3

**Swimming pool :** Private

**Garden :** Private

**Orientation :** East

**Views :** Mountain views

**Parking :** Closed Garage

**House area :** 280 m<sup>2</sup>

**Plot area :** 1181 m<sup>2</sup>

- ✓ Close to golf
- ✓ Golf property
- ✓ Utility room
- ✓ Furnished
- ✓ WiFi
- ✓ Fireplace
- ✓ Terrace
- ✓ Airconditioning
- ✓ Fitted wardrobes
- ✓ Alarm system
- ✓ White goods
- ✓ Barbecue

Magnificent Mediterranean-style independent villa located in El Paraiso Alto, one of Estepona's most prestigious high-end areas.

This charming villa is situated on a large plot of 1.181m<sup>2</sup>, offering total privacy and surrounded by beautiful mature gardens.

The property features a large swimming pool and is distributed over 2 levels, with a basement that can be developed into a cinema room, gym, or wine cellar.

Access is through a large automatic gate, leading to a spacious courtyard with parking for several cars.

The bright and spacious living room/dining room area has access to a large covered terrace with a seating area, which leads directly to the garden and barbecue area.

The kitchen includes a family dining area, and there is a utility room with direct access from the garden. The bedroom wing and independent W.C. are located on the same level.

The upper level is occupied by the master bedroom, which features a large en-suite bathroom, dressing room, and sun terrace.

There is also a second bedroom with a large en-suite bathroom and a sun terrace overlooking the garden and pool area.

The property boasts a perfect garden for relaxing and entertaining guests, with plenty of shaded areas.



