



**Property type :** Detached Villa

**Location :** Estepona

**Bedrooms :** 6

**Bathrooms :** 6

**Swimming pool :** Private

**Garden :** Private

**Orientation :** East

**Views :** Sea views

**Parking :** Closed Garage

**House area :** 341 m<sup>2</sup>

**Plot area :** 3000 m<sup>2</sup>

- ✓ Close to sea
- ✓ Storage room
- ✓ Utility room
- ✓ Barbecue

- ✓ Heated pool
- ✓ Alarm system
- ✓ White goods

- ✓ Fitted wardrobes
- ✓ Central heating
- ✓ Airconditioning



Amazing and unique hilltop estate only 3 minutes drive from the beach!

Are you dreaming of living in a secluded private villa with breathtaking panoramic views, yet only minutes away from the coast and amenities? Look no further than this magnificent villa in Estepona, offering precisely that and boasting a unique position and features.

Perched atop a small hill with no neighbors in sight and completely fenced in, this modern two-story villa features an enchanting garden adorned with a beautiful swimming pool, multiple terraces, and gardens perfect for embracing the Mediterranean lifestyle. And let's not forget the captivating views of the sea, countryside, and mountains beyond – truly a sight to behold!

As you approach from the Laguna Village area, a short drive leads you up a steep hill where you'll find the villa nestled behind a secure gate and a long driveway. Park your vehicle either in the garage or on the spacious outdoor paved grounds. The entrance to the main living area awaits on the top floor, offering a generously sized and luminous living room, a study, a modern kitchen with a central island, a guest toilet, and two bedroom suites, each with its own en-suite bathroom.

Descending to the lower floor, you'll find four additional bedrooms, all with en-suite bathrooms and direct access to the garden and swimming pool. Adjacent to the pool, there's a covered terrace complete with a pool bar, perfect for outdoor entertaining and relaxation.

Features of the villa include:

- Recently installed A/C and underfloor heating
- Upgraded electricals and lightning
- New plumbing and heating system
- Heaters on main terrace
- Heated swimming pool and secluded plant room within the grounds
- Pool bar which is also wired for TV/internet
- Electric entrance gates providing total privacy
- Alarm and CCTV system to all areas
- Garden Audio Speakers
- Large Buddha water feature & jets
- Irrigation system throughout
- Large water holding tank
- Low voltage garden lightning to all areas

