



**Property type :** Detached Villa

**Location :** Valle Romano

**Bedrooms :** 3

**Bathrooms :** 3

**Swimming pool :** Private

**Garden :** Private

**Orientation :** South

**Views :** Sea views

**Parking :** 2 underground parkings

**House area :** 143 m<sup>2</sup>

**Plot area :** 497 m<sup>2</sup>

- ✓ Close to golf
- ✓ Close to sea
- ✓ Fitted wardrobes
- ✓ Golf property
- ✓ Basement
- ✓ Terrace
- ✓ Not furnished
- ✓ Airconditioning

This property presents a unique investment opportunity for both investors and end clients who wish to complete their dream detached villa in one of Estepona's most upcoming areas. Priced at €595,000, this newly built villa in Valle Romano offers immense potential for customization and value appreciation.

Set on a prime plot overlooking the lush Valle Romano golf course, the villa features three spacious bedrooms and three bathrooms, offering the perfect balance of modern living and relaxation. The large basement of 67 m<sup>2</sup> provides a versatile space that can be transformed into a game room, home cinema, gym, or any other tailored use.

The outdoor area is equally impressive, with a private pool and open views that create a tranquil oasis for entertaining or unwinding. Private parking for two vehicles adds convenience to this exceptional home.

Located just ten minutes from Estepona Port and its lively beach promenade, the villa offers easy access to some of the Costa del Sol's finest amenities. Golf enthusiasts will appreciate the proximity to premier courses, including Valle Romano, Azata Golf, and Estepona Golf. For those seeking the glamour of Puerto Banus or Sotogrande, both are only a 25-minute drive away.

This property is perfect for buyers looking to finish their ideal home or investors seeking to leverage its location and high resale potential. Don't miss this chance to own a property in one of Estepona's most exciting areas. Contact us today for more information or to arrange a viewing.



