



## Detached Villa for sale in Estepona, Estepona

**925,000 €**Reference: R5081617   Bedrooms: 3   Bathrooms: 4   Plot Size: 482m<sup>2</sup>   Build Size: 210m<sup>2</sup>   Terrace: 30m<sup>2</sup>



## Costa del Sol, Estepona

Exclusive villa in Azata Golf, Estepona – Spacious, bright and with private pool!!

Welcome to this elegant and bright exclusive villa located in one of the quietest and most privileged areas of Estepona, in the heart of the Azata golf course. Upon entering the property, we are greeted by a large and welcoming entrance that leads directly to the spacious living and dining room with a fireplace, ideal for family gatherings or relaxing moments.

To the right, we find a modern kitchen open to the dining room, perfectly integrated into the space. On this same floor, there is a guest toilet and a practical pantry, ideal for storage or storing golf equipment.

From the living and dining rooms, you access a large covered porch and the magnificent private garden with a pool, a perfect setting to enjoy the Mediterranean climate year-round.

The upper floor houses three spacious bedrooms, all with en-suite bathrooms and built-in wardrobes. Two of them have direct access to a sunny west-facing terrace, from where you can admire the golf course and the private garden.

The villa is located just a three-minute drive from the center of Estepona, very close to the new Estepona Hospital, the Juan XXIII Diocesan School, and supermarkets such as Mercadona and Aldi. It is also a short distance from the beach, with its promenades, beach bars, and beach clubs.

It is also surrounded by prestigious golf courses such as Valle Romano, Casares Golf, and Finca Cortesín, making it an ideal choice for golf lovers.

An ideal property for year-round living, with the perfect combination of nature, sea, golf, and city. Enjoy a serene and green setting, while still being close to all amenities and the vibrant lifestyle of the Costa del Sol.



## Features:

Features	Orientation	Climate Control
Covered Terrace	East	Air Conditioning
Near Transport	West	Fireplace
Private Terrace	South East	
Satellite TV	South West	
Ensuite Bathroom		
Marble Flooring		
Double Glazing		
Fitted Wardrobes		
Utility Room		
Barbeque		
WiFi		
Fiber Optic		
Access for people with reduced mobility		
Views	Setting	Condition
Panoramic	Close To Port	Good
Garden	Urbanisation	Excellent
Golf	Close To Sea	
	Close To Shops	
	Close To Town	
	Close To Schools	
	Close To Marina	
Pool	Furniture	Kitchen
Communal	Not Furnished	Fully Fitted
Private		
Garden	Security	Parking
Communal	Gated Complex	Garage
Private	24 Hour Security	Private
Landscaped	Alarm System	More Than One
Easy Maintenance	Electric Blinds	
Utilities	Category	
Electricity	Reduced	
Drinkable Water	Holiday Homes	
Telephone	Investment	
	Resale	
	Bargain	
	Golf	
	Luxury	
	Cheap	