

**Detached Villa for sale in Atalaya, Estepona****1,795,000 €**Reference: R5305525   Bedrooms: 5   Bathrooms: 4   Plot Size: 541m<sup>2</sup>   Build Size: 358m<sup>2</sup>   Terrace: 37m<sup>2</sup>



## Costa del Sol, Atalaya

Set directly on the fairways of El Campanario Golf, this newly built villa delivers a refined residential experience just minutes from Puerto Banús, golden beaches, and some of the Costa del Sol's most prestigious golf courses.

Positioned within a highly sought-after residential enclave, the property offers privacy, architectural clarity, and seamless indoor-outdoor living.

Built across 358 sqm on a 518 sqm plot, the villa has been thoughtfully designed to maximize natural light, spatial flow, and contemporary comfort.

The home features five generous bedrooms, four with en-suite bathrooms, plus a guest toilet. Two exceptional primary suites include private rooftop terraces and walk-in wardrobes, creating elevated spaces that feel both intimate and luxurious.

At the center of the home, a sophisticated open-plan living area connects effortlessly to the landscaped garden through expansive glass doors. Outside, a heated infinity-edge pool, alfresco dining area, and state-of-the-art BBQ set the stage for relaxed Mediterranean living and stylish entertaining.

The lower level transforms the property into a private leisure retreat, complete with a cinema room, games area, gym, and additional bedrooms – ideal for hosting guests while maintaining complete comfort and independence.

Overlooking tranquil golf scenery, the outdoor spaces invite year-round enjoyment – from sun-soaked afternoons to elegant evenings under the stars.

A private garage and extensive parking further enhance everyday convenience.

This is more than a home – it is a carefully curated lifestyle property designed for buyers who prioritize location, design, and long-term value on the Costa del Sol.



## Features:

<b>Features</b>	<b>Orientation</b>	<b>Climate Control</b>
Covered Terrace	South West	Air Conditioning
Private Terrace		
Fitted Wardrobes		
Barbeque		
<b>Views</b>	<b>Setting</b>	<b>Condition</b>
Country	Close To Golf	Excellent
Garden	Close To Shops	
Pool	Close To Town	
	Close To Schools	
<b>Pool</b>	<b>Furniture</b>	<b>Kitchen</b>
Heated	Fully Furnished	Partially Fitted
Private		
<b>Garden</b>	<b>Security</b>	<b>Parking</b>
Private	Alarm System	Private
<b>Category</b>	<b>CO2 Emission Rating</b>	<b>Energy Rating</b>
Luxury	B	B