



## Detached Villa for sale in Estepona, Estepona

**1,350,000 €**

Reference: JNP5119606 Bedrooms: 4 Bathrooms: 4 Plot Size: 599m<sup>2</sup> Build Size: 456m<sup>2</sup> Terrace: 50m<sup>2</sup>





## Costa del Sol, Atalaya

A Timeless Andalusian Retreat in the Heart of the Golden Triangle Elegant Living, Just Moments from Golf, the Sea, and Life's Finest Pleasures Tucked away in one of the most exclusive enclaves of the Costa del Sol's Golden Triangle, this enchanting villa offers a rare blend of character, serenity, and sophistication — all just minutes from the coastline and the region's most prestigious golf and leisure destinations. Set on a generous 599m<sup>2</sup> plot, the property spans 456m<sup>2</sup> of refined living space plus 50m<sup>2</sup> of terraces — thoughtfully arranged to maximise comfort, privacy, and the fluid connection between interior and exterior living. Framed by lush, mature gardens, the home is a celebration of authentic Andalusian charm: vaulted ceilings, wooden beams, bay windows, and handcrafted shutters invite natural light and create an atmosphere that is both elegant and warmly welcoming. The layout is as functional as it is beautiful. On the ground floor, a spacious entrance hall opens to a grand living and dining area with direct access to the main terrace — the perfect setting for al fresco dining beside the garden and pool. The kitchen, featuring a charming bay window and cosy seating nook, is designed for relaxed mornings and long Mediterranean lunches. This level also hosts two generous en-suite bedrooms, ideal for family or guests. At the front of the property, a secure gated carport provides covered parking for one vehicle. Additional guest parking is available on the quiet residential street, ensuring convenience without compromising the villa's sense of privacy and tranquillity. Upstairs, the first floor offers two further en-suite bedrooms, each opening onto private terraces with open views. The master suite is particularly refined, featuring underfloor heating in the bathroom and a built-in safe. Outdoors, a private 33m<sup>2</sup> pool sits at the heart of the landscaped garden, surrounded by both sunny and shaded terraces. The home's south-west orientation ensures light throughout the day, creating an idyllic backdrop for relaxation or entertaining. The lower level of the home spans the full footprint of the villa and is filled with natural light — offering remarkable potential for a wine cellar, cinema room, gym, home office, or additional living space. It also includes a dedicated laundry area and a large storage room, complementing the functionality of the home without compromising its elegance. Located within walking distance of El Campanario Golf & Country Club — with its exclusive spa, tennis courts, and acclaimed restaurant — the villa is also just minutes from Guadalmina, El Paraíso, Atalaya and other top-tier golf courses. It's an ideal setting for lifestyle seekers and golf lovers alike. Everyday essentials and indulgences are close at hand: international schools, boutiques, restaurants, medical centres, cafés — and, of course, the beach. With Puerto Banús, Marbella, Estepona and Benahavís all within a 10-minute drive, the villa offers privileged access to the very best of the Costa del Sol. Discreetly located in a peaceful and elegant residential enclave, this home offers privacy without isolation. Whether you're seeking a year-round residence or a refined Mediterranean hideaway, this property offers enduring appeal and unmatched versatility. A home with heart, heritage and potential — ready for its next chapter on the Costa del Sol. Viewings strictly by private appointment.



## Features:

### Features

Covered Terrace  
Near Transport  
Private Terrace  
Satellite TV  
Ensuite Bathroom  
Marble Flooring  
Double Glazing  
Fitted Wardrobes  
WiFi  
Guest Apartment  
Basement

### Views

Mountain  
Garden  
Pool

### Pool

Private

### Garden

Private  
Landscaped  
Easy Maintenance

### Utilities

Electricity  
Drinkable Water  
Telephone

### Energy Rating

D

### Orientation

West  
South West

### Setting

Close To Port  
Urbanisation  
Close To Sea  
Close To Shops  
Close To Town  
Close To Schools  
Close To Marina  
Close To Forest

### Furniture

Optional

### Security

Alarm System  
Entry Phone  
Safe

### Category

Investment  
Resale

### Climate Control

Air Conditioning  
Cold A/C  
Hot A/C  
U/F/H Bathrooms

### Condition

Good

### Kitchen

Fully Fitted

### Parking

Private

### CO2 Emission Rating

D