



## Detached Villa for sale in New Golden Mile, Estepona

2,500,000 €

Reference: R5058748 Bedrooms: 7 Bathrooms: 7 Build Size: 673m<sup>2</sup> Terrace: 150m<sup>2</sup>





## Costa del Sol, New Golden Mile

Exceptional Investment Opportunity – South-Facing Villa on Large Plot Just 2 Minutes from the Beach

This is a rare opportunity to acquire a villa in one of the most desirable coastal locations—just a 2-minute walk to the beach. Situated on a generous 1,783m<sup>2</sup> south-facing plot, the property is perfectly positioned for sun exposure, privacy, and future value.

The villa is in need of a full renovation, making it a blank canvas with incredible upside potential. Undervalued by approximately €1 million, this is an unmissable bargain for investors or developers looking to maximize returns in a high-demand area.

The size of the plot offers ample space for expansion, a landscaped garden, or even a luxury pool and entertainment area—ideal for creating a standout residence or premium rental property.

### Key Features:

Prime location: Only 2 minutes' walk to the beach

Expansive 1,783m<sup>2</sup> plot with full sun exposure (south-facing)

Huge renovation potential with scope to add significant value

Undervalued by €1 million – rare below-market opportunity

Ideal for high-end redevelopment, rental income, or resale

Quiet, prestigious area with growing property demand

With strong growth in the area and very limited availability of land this close to the coast, this is a high-potential investment not to be missed.



## Features:

### Features

Covered Terrace  
Lift  
Near Transport  
Private Terrace  
Storage Room  
Ensuite Bathroom  
Marble Flooring  
Double Glazing  
Fitted Wardrobes  
Utility Room  
Barbeque  
WiFi  
Jacuzzi  
Solarium  
Basement  
Staff Accommodation  
Sauna  
Games Room  
Domotics  
Access for people with reduced mobility

### Orientation

South

### Climate Control

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

### Views

Sea  
Pool  
Beach  
Forest

### Setting

Beachside  
Close To Golf  
Close To Sea  
Close To Shops  
Close To Town  
Close To Schools

### Condition

Restoration Required  
Renovation Required

### Pool

Heated  
Indoor  
Private

### Furniture

Not Furnished

### Kitchen

Not Fitted

### Garden

Private

### Security

Gated Complex  
Alarm System  
Electric Blinds  
Entry Phone  
Safe

### Parking

Underground  
Garage  
Private  
More Than One  
Covered  
Street

### Utilities

Electricity  
Drinkable Water  
Photovoltaic solar panels  
Solar water heating

### Category

Reduced  
Holiday Homes  
Investment  
Bargain



Beachfront

Cheap

Off Plan