



## Detached Villa for sale in Bel Air, Estepona

1,650,000 €

Reference: R5324671 Bedrooms: 3 Bathrooms: 3 Plot Size: 1,230m<sup>2</sup> Build Size: 295m<sup>2</sup> Terrace: 25m<sup>2</sup>





## Costa del Sol, Bel Air

This high-efficiency Passive House villa combines contemporary architecture, advanced technology, and bioclimatic design to ensure maximum comfort, low energy consumption, and a healthy indoor environment.

The home features elegant volumes, large windows, and open interiors that connect seamlessly with outdoor spaces, with sea views from the first floor. The project includes architectural design, project management, permits, and turnkey delivery with pool, garden, and enclosures.

Equipped with an air-source heat pump, solar panels for self-consumption, advanced home automation, and efficient insulation systems, the villa achieves an A+ Energy Certificate, delivering up to 80% annual energy savings.

Clients may choose this plot with the current design, modify it, or select another villa model from our catalog.



## Features:

### Features

Covered Terrace  
Private Terrace  
Storage Room  
Ensuite Bathroom  
Fitted Wardrobes  
Utility Room  
Basement  
Sauna

### Setting

Close To Sea  
Close To Shops  
Close To Town

### Kitchen

Fully Fitted  
Kitchen-Lounge

### Utilities

Photovoltaic solar panels  
Solar water heating

### Climate Control

Cold A/C  
Hot A/C  
U/F Heating

### Condition

New Construction

### Garden

Private

### Category

Off Plan  
New Development

### Views

Sea  
Panoramic  
Garden  
Pool

### Pool

Private

### Parking

Private  
More Than One