

ESTEPONA

2,700,000 €

REFERENCE R4557880

An Unparalleled Investment Canvas: Prime Development Land in Estepona's Exclusive New Golden Mile

9,500 m²

PLOT





Description

Luxury Realty is proud to present an extraordinary investment opportunity for the discerning investor seeking to capitalize on one of Southern Spain's most coveted locales. This magnificent urbanizable plot is strategically situated within the prestigious New Golden Mile, an area synonymous with luxury, growth, and an exclusive lifestyle. Spanning an expansive 9,500 square meters, this asset offers far more than just land; it provides a strategic foothold in a rapidly appreciating market, poised for transformative commercial and mixed-use development.

The New Golden Mile, nestled between the vibrant heart of Estepona and the glamorous resorts of Marbella, represents the pinnacle of Mediterranean living and investment potential. Estepona, a charming coastal town in Southern Spain, has undergone a remarkable transformation, evolving into a sophisticated hub while retaining its authentic Andalusian character. Known for its beautiful beaches, world-class marinas, and a burgeoning gastronomic scene, Estepona attracts a discerning international clientele, ensuring a robust and dynamic local economy. This property’s location within this prime stretch means it benefits from both Estepona's growing infrastructure and the undeniable allure of the Costa del Sol.

Its enviable position offers unparalleled connectivity, being just 3 kilometers from Estepona's bustling center and a mere 1 kilometer from the pristine Mediterranean beaches. The land enjoys direct and effortless access to the main coastal highway, a vital artery that seamlessly links Estepona, Marbella, and the major cities of the Málaga region, extending to the entire Costa del Sol and the picturesque Cadiz coastline. This pivotal location guarantees maximum exposure and ease of access for customers, clients, and residents alike, underscoring its immense commercial viability.

The surrounding landscape further solidifies this property's premier status. It is flanked by a tapestry of ongoing high-end developments and visionary projects, reflecting the area's dynamic growth trajectory. The presence of renowned and established luxury establishments, including the iconic Kempinski 5-star Hotel, the opulent Bahia de la Plata, and the exclusive Alcazaba Beach residential community, positions this land within an ecosystem of established prestige and burgeoning opportunity. Investors are not just acquiring land; they are securing a place within a thriving, affluent community where demand for premium services and amenities continues to surge.

A defining feature of this exceptional property is its unique development potential. The section closest to the highway, benefiting from unparalleled visibility, presents the immediate opportunity to construct a substantial 1,415 square meter commercial store. Imagine the brand exposure and market reach afforded by a direct and unobstructed view from the busiest road on the Costa del Sol. This strategic frontage is an invaluable asset for any enterprise, ensuring constant engagement with a massive volume of daily traffic and establishing an immediate, commanding presence in the market. Such a location is not merely ideal; it is a catalyst for establishing a thriving, highly profitable business destined for success.

Adding another layer of strategic advantage and convenience, the upper portion of the property has been designated for extensive parking facilities. In a region where accessibility is paramount for commercial success, the ability to provide ample and convenient parking for future customers and visitors is a significant competitive differentiator. This thoughtful allocation enhances the functionality and appeal of any potential development, ensuring a seamless experience for patrons and, critically, maximizing the commercial return on investment. This feature alone speaks volumes about the meticulous planning and foresight embedded within this property's potential.

In summary, this extraordinary urbanizable land in Estepona's New Golden Mile represents a truly outstanding investment opportunity. Its strategic location in Southern Spain, within a globally recognized luxury corridor, combined with its substantial size, unparalleled visibility from the region's main arterial road, and clearly defined development potential for both commercial enterprise and essential infrastructure like parking, positions it as a jewel in the crown of Costa del Sol real estate. Luxury Realty understands the nuances of such high-caliber investments.

We invite serious investors to explore this promising opportunity further. Our team of experienced professionals is prepared to provide comprehensive details, in-depth market analysis, and personalized insights to assist you in making an informed and potentially transformative investment decision. Seize the moment to secure a piece of Estepona's luxurious future and establish a legacy of prosperity.

Details

Reference	R4557880	Property Type	Land
Status	Sale	Price	2,700,000 €
Bedrooms	by request	Bathrooms	by request
Build size	–	Plot Size	9,500 m²
Terrace	–	Parking places	by request

Features

Sea views, Mountain views, Parking