

ESTEPONA

1,925,000 €

REFERENCE R5138053

Magnificent Sea-View Villa in Estepona's Prestigious Seghers: A Canvas for Luxury Living

5	5	696 m²	650 m²	450 m²
BEDROOMS	BATHROOMS	BUILT	PLOT	TERRACE













Description

Nestled in one of Estepona's most coveted and central residential enclaves, Seghers, this expansive villa presents an unparalleled opportunity for the discerning buyer. Estepona, often celebrated as the "Garden of the Costa del Sol," is a jewel in Southern Spain, renowned for its charming old town, vibrant marina, pristine beaches, and a lifestyle that perfectly blends traditional Andalusian culture with modern amenities. Seghers, a highly sought-after area, epitomises exclusivity and tranquillity, offering residents the ultimate in privacy while remaining moments away from the very best the town has to offer.

This grand property boasts a prime position, allowing for an effortless stroll to the bustling Estepona Marina, a hub of gastronomic delights and leisure activities, as well as the sun-drenched Mediterranean beaches. From its elevated vantage point, the villa commands truly spectacular and uninterrupted views of the sparkling sea, the lively Estepona port, and on clear days, the dramatic silhouette of Gibraltar and the North African coastline. Imagine waking to the gentle glow of a Mediterranean sunrise painting the horizon, or savouring an evening aperitif as the sun dips below the sea, casting a breathtaking array of colours across the sky – this is the daily reality offered by this exceptional residence.

The villa itself is set upon an impressive plot of 1,200 square meters, a generous expanse that provides ample space for outdoor living, entertainment, and the potential for creating a truly bespoke Mediterranean oasis. The exterior of the property is designed to maximise enjoyment of Estepona's enviable climate, featuring an inviting private swimming pool – a perfect spot for refreshing dips and sunbathing – alongside expansive terraces. These versatile outdoor spaces are ideal for al fresco dining, hosting grand gatherings, or simply relaxing with a book, all while soaking in the captivating sea views. Surrounding the residence are beautifully maintained garden areas, adorned with fragrant Mediterranean flora and mature trees, creating a serene and private sanctuary.

Internally, the villa offers a substantial living space, comprising five generously proportioned bedrooms and five well-appointed bathrooms, ensuring ample accommodation for a large family, frequent guests, or the potential for dedicated home offices or a private gym. The living areas are spacious and bright, designed to facilitate comfortable everyday living and elegant entertaining. While the current layout offers immense potential, the generous proportions throughout provide a solid foundation for a comprehensive modernisation, allowing the new owner to imprint their unique vision and create a contemporary architectural masterpiece tailored to their exact specifications.

One of the most compelling aspects of this property is its current "original condition." Far from being a drawback, this presents a rare and exciting opportunity. For those with a keen eye for design and a desire to create a truly bespoke living environment, this villa is a magnificent blank canvas. It allows for a complete renovation and re-imagination, transforming it into a modern luxury residence equipped with the latest smart home technology, designer finishes, and personalised layouts, all while preserving the inherent charm and robust construction of its original design. Importantly, despite its original state, the property is fully habitable, meaning any renovation work can be undertaken at a comfortable pace, or the villa can be enjoyed immediately while planning future enhancements.

Further enhancing its practicality and appeal, the property includes two large garage spaces, providing secure parking for multiple vehicles and additional storage solutions – a significant advantage in any prime residential area. This feature adds an extra layer of convenience and peace of mind for residents and their guests.

Beyond the property itself, the allure of Estepona is undeniable. The town boasts a rich array of amenities, including championship golf courses, world-class equestrian centres, excellent international schools, and a modern hospital, all contributing to a high quality of life. Its strategic location on the Costa del Sol provides easy access to Marbella, Puerto Banús, and Malaga International Airport, making it an ideal base for both permanent residency and luxurious holiday retreats. The lifestyle here is one of outdoor living, exquisite gastronomy, and a vibrant cultural scene.

This villa represents an exceptional opportunity to acquire a substantial property in an unbeatable location. Whether envisioned as a magnificent family home to be cherished for generations, or as a astute investment poised for significant appreciation and high rental yields in Estepona's thriving luxury market, its potential is undeniable. This is more than just a house; it is an invitation to craft a bespoke sanctuary in one of Southern Spain’s most desirable destinations. Don't miss this rare chance to own a piece of Estepona’s unparalleled coastal charm and transform it into your ultimate luxury dream home.

Details

Reference	R5138053	Property Type	Villa
Status	Sale	Price	1,925,000 €
Bedrooms	5	Bathrooms	5
Build size	696 m²	Plot Size	650 m²
Terrace	450 m²	Parking places	by request

Features

Beachfront, Pool, Air conditioning, Sea views, Mountain views, Private garden, Parking, Investment