

ESTEPONA

899,000 €

REFERENCE R5161600

# An Exquisite Lifestyle Awaits: Luxury Townhouse in Los Miradores del Sol, Bel-Air Estepona

| 3 | 134 m² | 146 m² |
|---|---|---|
| BEDROOMS | BUILT | TERRACE |













# Description

Welcome to an unparalleled offering within the prestigious Los Miradores del Sol community in Bel-Air, Estepona. This meticulously crafted townhouse, constructed in 2022, represents the pinnacle of modern Mediterranean living and stands as one of the most desirable units within this exclusive development. From its prime south-facing orientation to its impeccable condition and the use of high-quality materials throughout, every detail has been thoughtfully considered to deliver a luxurious and comfortable lifestyle. Designed with a smart, intuitive layout, this residence seamlessly blends spacious interiors with expansive outdoor living areas, promising an exceptional experience for the discerning homeowner seeking the very best of the Costa del Sol.

## Discover Estepona: The Jewel of Southern Spain's Coastline

Nestled in the heart of the Costa del Sol, Estepona has rapidly emerged as a sophisticated destination, lovingly dubbed "The Garden of the Costa del Sol" due to its beautifully revitalized old town adorned with vibrant flowers and charming plazas. This south-facing coastal town offers an enviable climate with over 320 days of sunshine a year, pristine beaches, and a rich Andalusian culture. Located in the coveted Bel-Air area, Los Miradores del Sol enjoys a strategic position, offering tranquility and exclusivity while remaining exceptionally well-connected to all the amenities and attractions that make this region so globally appealing. From championship golf courses and equestrian centers to world-class marinas, gourmet dining, and luxury boutiques, Estepona provides a perfect blend of traditional charm and modern convenience. Its proximity to Marbella, Puerto Banús, and international airports (Málaga and Gibraltar) further enhances its appeal as an ideal location for both permanent residence and an exquisite holiday retreat in Southern Spain.

## Sophisticated Design Meets Contemporary Coastal Living

### Ground Floor Elegance and Seamless Flow

The journey through this magnificent townhouse begins on the ground floor, where an expansive open-plan layout creates a bright and inviting atmosphere. The state-of-the-art kitchen, a true chef's delight, is equipped with premium integrated appliances, sleek contemporary cabinetry, and elegant countertops, offering both functionality and aesthetic appeal. It effortlessly transitions into the spacious living and dining area, a luminous space designed for both relaxed everyday living and sophisticated social gatherings. Large, floor-to-ceiling sliding glass doors seamlessly connect this interior sanctuary to the magnificent south-facing terrace. This sun-drenched outdoor haven is ideal for al-fresco dining, morning coffee, or simply unwinding while enjoying the gentle Mediterranean breeze. The natural flow between indoor and outdoor spaces ensures an integrated living experience, perfect for embracing the quintessential Costa del Sol lifestyle. A stylishly appointed guest bathroom on this level adds to the convenience and comfort for residents and visitors alike.

### Luxurious Retreats: First Floor Sanctuary

Ascending to the first floor, you will discover the private quarters of this exceptional home, comprising three generously proportioned bedrooms, each designed as a personal sanctuary. The master suite is a true testament to luxury, featuring an opulent en-suite bathroom complete with high-end fixtures, a spacious walk-in shower, and refined finishes that evoke a spa-like ambiance. Adding to the indulgence, the master bedroom boasts a dedicated walk-in closet, providing ample storage and organisation. From this private haven, direct access to its own secluded terrace offers an intimate outdoor space, perfect for quiet reflection or enjoying a morning sunrise. The two additional bedrooms on this level are equally spacious and bright, offering versatility for guests, family, or even a home office. Both are fitted with excellent built-in storage solutions, ensuring a clutter-free environment. These bedrooms share a beautifully designed family bathroom, mirroring the high standards of elegance and quality found throughout the property.

## The Pinnacle of Outdoor Living: Your Private Solarium Oasis

The true crown jewel of this townhouse is its spectacular rooftop solarium, a vast private oasis offering an elevated lifestyle experience. Perched high above, this expansive terrace boasts breathtaking panoramic sea views that stretch across the azure Mediterranean, capturing the coastline from Gibraltar to the distant shores of Africa. With glorious sunshine gracing this space all day long, it provides the perfect backdrop for every occasion. The generous dimensions of the solarium allow for multiple zones: imagine a sophisticated outdoor dining area for entertaining under the stars, a chic lounge zone for relaxation, and ample space for the installation of a bespoke outdoor kitchen or BBQ area. This private haven is an idyllic setting for sunbathing, hosting memorable gatherings, enjoying sunset cocktails, or simply relishing the unparalleled beauty of the Costa del Sol's unique light and climate. It epitomizes the luxurious outdoor living that defines the Mediterranean dream.

### Exclusive Amenities and Unrivalled Convenience

Beyond the exquisite confines of the townhouse itself, the residents of Los Miradores del Sol benefit from a host of exclusive community amenities designed to enhance comfort and well-being. The development is renowned for its meticulously maintained, lush landscaped gardens, offering serene pathways and tranquil green spaces for leisurely strolls. At the heart of the community lies a magnificent swimming pool, providing a refreshing retreat during the warm Andalusian summers. For practical convenience, the property includes secure, private underground garage parking, ensuring ease of access and peace of mind. Furthermore, a dedicated storage room offers ample space for personal belongings, seasonal items, or sporting equipment. This combination of private luxury and shared upscale facilities creates a harmonious living environment.

The strategic location in Bel-Air, Estepona, further amplifies the property’s appeal. Within a short drive, residents have access to some of the finest sandy beaches, world-class championship golf courses such as Atalaya and Los Flamingos, and an array of gourmet restaurants, chic beach clubs, and vibrant supermarkets. High-end shopping opportunities, including the boutiques of Puerto Banús and Marbella, are also easily reachable. This ideal home perfectly caters to those who aspire to seamlessly integrate modern, sophisticated living with the vibrant and relaxed Mediterranean lifestyle.

### Your Opportunity for Mediterranean Grandeur

This townhouse in Los Miradores del Sol presents a rare opportunity to acquire a brand-new, luxury residence in one of Estepona's most sought-after communities. Combining elegant design, premium finishes, generous living spaces, and an exceptional outdoor environment, it offers an unparalleled living experience. Whether as a permanent family home, a luxurious holiday escape, or a savvy investment, this property embodies the essence of high-end Mediterranean living. Its impeccable condition, modern amenities, and prime location ensure it stands out as a truly magnificent offering for discerning buyers.

## Details

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|---|---|---|---|
| Reference | R5161600 | Property Type | Terraced Townhouse |
| Status | Sale | Price | 899,000 € |
| Bedrooms | 3 | Bathrooms | by request |
| Build size | 134 m² | Plot Size | – |
| Terrace | 146 m² | Parking places | by request |

## Features

Pool, Private garden, Parking