

ESTEPONA

636,000 €

REFERENCE R5199874

Exquisite Townhouse Oasis in Estepona's Esteemed Calvario District: A Mediterranean Dream

5	4	189 m²	48 m²
BEDROOMS	BATHROOMS	BUILT	TERRACE













Description

Nestled in the sun-drenched heart of Estepona, one of Southern Spain's most captivating coastal towns, this magnificent townhouse presents an unparalleled opportunity for luxurious Mediterranean living. Located within a tranquil, meticulously maintained residential enclave in the coveted Calvario area, this property offers the perfect blend of serene privacy and exceptional connectivity. You are mere moments on foot from the charming cobblestone streets of Estepona’s historic old town and the sun-kissed expanse of its vibrant seafront promenade, where the azure waters of the Mediterranean beckon. Its privileged position also ensures effortless and rapid access to the Costa del Sol's principal arteries, connecting you seamlessly to Marbella, Puerto Banús, and Málaga International Airport. This is more than just a home; it is a lifestyle statement, a perfect setting designed to deliver unparalleled comfort, an elevated quality of life, and an authentic experience of living by the Mediterranean Sea.

Step into a residence where classic Andalusian charm seamlessly blends with contemporary elegance, creating an ambiance of sophisticated comfort and inviting warmth. Every detail within this home has been thoughtfully curated to foster an atmosphere of expansive spaciousness, abundant natural light, and profound serenity, destined to be the backdrop for a lifetime of cherished memories and exquisite experiences. This property is a testament to refined living, where every corner promises a harmonious balance of aesthetics and functionality, making it an ideal sanctuary for discerning individuals or families seeking an exceptional abode in Southern Spain.

The journey begins on the main floor, where a grand, sun-drenched living-dining room welcomes you with its inviting aura. Bathed in natural light streaming through expansive windows, this elegant space is anchored by a charming fireplace, offering a focal point for intimate gatherings and cozy evenings alike. Adjoining this magnificent area is a bright, cheerful kitchen, meticulously designed with a stylish breakfast bar that gracefully opens into the living area. This intelligent open-plan layout promotes seamless social interaction, making entertaining a delight and everyday living a joy. The generous dimensions of the living room flow effortlessly towards the exterior, with impressive floor-to-ceiling windows that span the entire façade, inviting the outside in and providing direct, seamless access to your private outdoor sanctuary.

This exclusive outdoor haven, an approximately 80 m² private garden, has been thoughtfully transformed into a serene Mediterranean patio. Here, amidst lush greenery and the gentle whispers of the breeze, endless possibilities await. Imagine basking in the glorious Spanish sun, hosting al fresco dinners under a canopy of stars, or simply unwinding in complete privacy and tranquility. Crucially, this expansive space offers the exciting prospect of constructing your very own private swimming pool, transforming your home into a personal resort and providing an ultimate retreat from the summer heat, thereby enhancing both leisure and lifestyle immeasurably. This meticulously designed patio is not merely an outdoor area; it is a true extension of your living space, crafted for ultimate relaxation, sophisticated entertainment, and profound enjoyment throughout the seasons.

Ascending to the first floor, you discover the private quarters, comprising three generously sized bedrooms. Each bedroom is a serene retreat, thoughtfully appointed with bespoke built-in wardrobes, ensuring ample storage and a sleek, uncluttered aesthetic that promotes peace and order. A luxurious shared bathroom on this level features a decadent jacuzzi, inviting residents to indulge in moments of blissful relaxation and rejuvenation after a long day, transforming routine into a spa-like experience. Complementing these serene spaces is a charming terrace of approximately 10 m², offering captivating, unobstructed vistas of the majestic Sierra Bermeja mountains – a breathtaking natural backdrop for morning coffee or quiet contemplation. This floor also conveniently houses a dedicated laundry room, adding to the practicality and thoughtful design of this exceptional home, ensuring every modern convenience is at your fingertips.

The crowning glory of this magnificent residence awaits on the top floor: an exquisite double bedroom designed as a private sanctuary. Characterized by its enchanting sloping ceiling, this master suite exudes a unique charm and sophisticated elegance, creating an atmosphere of warmth and intimacy. Direct access to another expansive private terrace ensures unparalleled privacy and presents glorious, unobstructed panoramic views that stretch across the vibrant landscape, capturing the very essence of Estepona's natural beauty and offering a spectacular setting for personal reflection. This opulent suite is further enhanced by its own full en-suite bathroom, featuring a luxurious whirlpool tub – a perfect haven for pampering and relaxation – and extensive, custom-fitted built-in wardrobes, providing both impeccable style and supreme functionality. This entire floor is conceived as an exclusive retreat, offering peace, unparalleled luxury, and breathtaking scenery, making it a true haven for its occupants.

Venturing to the basement reveals another layer of this property's remarkable versatility and intrinsic value. Here, a completely independent apartment awaits, boasting its own fully equipped kitchen and a private bathroom. This self-contained unit offers

boundless possibilities: an ideal haven for guests seeking privacy and comfort, an executive space for live-in staff, or a lucrative opportunity for rental income, providing an independent living solution within the comfort and security of your own home. Additionally, the basement provides direct internal access to an exceptionally large private garage, meticulously designed to accommodate several vehicles with ease. This secure and spacious parking facility is a significant asset, particularly in a highly sought-after coastal town, offering unmatched convenience, enhanced security, and abundant storage space, all of which contribute to making this property truly stand out in the luxury real estate market.

This exquisite townhouse in Estepona is more than just a home; it is an invitation to embrace an enriched lifestyle, a distinguished statement of luxury living. It offers the tranquility of a private residential enclave while remaining moments away from the bustling charm of the old town and the serene beauty of the Mediterranean coast. With its thoughtful design, luxurious amenities, and strategic location in the sun-kissed region of Southern Spain, it represents a rare and exceptional opportunity to acquire a distinguished property that promises unparalleled comfort, timeless elegance, and an extraordinary quality of life. Whether you seek a permanent residence, a luxurious holiday retreat, or a shrewd investment opportunity in a vibrant market, this exceptional property caters to every aspiration with grace and sophistication.

Do not let this extraordinary opportunity to own a piece of Mediterranean paradise slip away. We at Luxury Realty invite you to schedule a private viewing with us and experience firsthand the unparalleled allure, sophisticated charm, and profound comfort of this magnificent Estepona townhouse. Contact us today to begin your journey to blissful coastal living!

In compliance with Decree 218/2005 of the Andalusian Regional Government, dated October 11, please note that notary, registration, and property transfer tax (ITP) expenses are not included in the price. Real estate brokerage fees are included. The consumer has the right to receive a copy of the corresponding Abbreviated Information Document (DIA) for the property.

Details

Reference	R5199874	Property Type	Terraced Townhouse
Status	Sale	Price	636,000 €
Bedrooms	5	Bathrooms	4
Build size	189 m²	Plot Size	–
Terrace	48 m²	Parking places	by request

Features

Air conditioning, Heating, Mountain views, Resale