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VALLE ROMANO

from 1,395,000 €

REFERENCE R5337748

Unleash Your Vision: A Premier Villa Development Opportunity in Costa del Sol's Valle Romano Golf

4	4	456 m²	1,034 m²	245 m²
BEDROOMS	BATHROOMS	BUILT	PLOT	TERRACE













Description

Luxury Realty is proud to present an unparalleled opportunity to acquire the robust structure of a magnificent villa, ready for bespoke completion, nestled within the highly sought-after Valle Romano Golf community in Estepona, Southern Spain. This rare offering provides a discerning buyer with the unique chance to craft their dream home exactly to their specifications, ensuring every detail reflects their personal style and luxury aspirations, while simultaneously securing a significant financial advantage.

This striking property structure, strategically positioned on a prime plot within Valle Romano, is designed to house 4 spacious bedrooms and 4 luxurious bathrooms, offering an expansive canvas for your architectural and interior design dreams. The existing framework is robust, providing a solid foundation upon which to build a truly exceptional residence. Imagine grand living areas bathed in natural light, a gourmet kitchen tailored to your exact culinary desires, and elegant en-suite bathrooms for ultimate comfort and privacy. This is more than just a structure; it is the blueprint for an extraordinary lifestyle.

From its elevated position, the property boasts truly breathtaking panoramic vistas that sweep across the meticulously manicured fairways of Valle Romano Golf, extend over the shimmering azure waters of the Mediterranean Sea, and culminate in the majestic backdrop of the Sierra Bermeja mountains. Even from the ground floor, these awe-inspiring views are prominent, promising spectacular backdrops from nearly every room and outdoor living space. Envision waking up to the gentle glow of the sunrise over the sea, or enjoying unforgettable sunsets from your bespoke infinity pool terrace, creating moments of unparalleled tranquility and beauty.

This offering is not only about creating a personalized sanctuary but also represents an intelligent investment. With an initial investment of just €600,000 to acquire this advanced structure, and an estimated €1,395,000 required for the final luxury completion – bringing the total all-in investment to approximately €1,995,000 – this proposition stands as an exceptional financial advantage in the high-end real estate market of the Costa del Sol. The savvy investor or discerning homeowner recognizes this as an unrivaled entry point into a prestigious community.

Finished villas of comparable specification, prime location, and luxury finishes within Valle Romano are currently commanding market prices well exceeding €2,500,000, with some exceptional properties reaching €3,000,000+. This means the eventual owner stands to gain significant immediate equity, potentially upwards of €500,000, the moment the final touches are applied and the property is ready for occupancy. This unique model empowers the buyer to create value directly, rather than paying a developer's premium, offering a compelling opportunity for immediate equity generation from day one.

About Valle Romano Golf, Estepona: A Premier Mediterranean Lifestyle

Valle Romano Golf is more than just a residential area; it’s a distinguished lifestyle destination. Nestled gracefully in Estepona, a burgeoning gem on the Western Costa del Sol in Southern Spain, this esteemed community is synonymous with sophisticated living, natural beauty, and world-class amenities. Renowned for its championship 18-hole golf course, designed by the celebrated Cabell B. Robinson, Valle Romano offers residents a serene yet vibrant environment where luxurious villas are seamlessly integrated into lush, meticulously maintained landscapes. It provides a tranquil and secure haven, benefiting from its strategic position that balances peaceful seclusion with excellent connectivity.

Residents of Valle Romano enjoy unparalleled access to a wealth of amenities designed to enhance the quality of life. Beyond the expertly designed fairways, the community and surrounding area offer state-of-the-art sports facilities, equestrian centers, and exclusive clubhouses. Its prime location ensures that you are just a short, scenic drive from the charming and historic town of Estepona, now famously known as the 'Garden of the Costa del Sol' due to its beautifully adorned streets and vibrant flower displays. Here, you'll discover pristine blue-flag beaches, a bustling marina with exquisite dining options, and an array of gourmet restaurants, chic boutiques, and cultural attractions.

The allure of the Costa del Sol extends further, with the world-renowned glamour of Marbella and Puerto Banús, featuring their iconic designer shops, vibrant nightlife, and superyacht marinas, all within an easy 20-30 minute drive. This strategic positioning provides the perfect balance between tranquil golf-side living and access to the dynamic social scene and luxury services for which this region is famous. The Costa del Sol is blessed with over 320 days of sunshine annually, providing an ideal climate for outdoor living year-round, from relaxing on sun-drenched beaches to exploring dramatic mountain ranges or indulging in water sports.

Furthermore, the area is highly regarded for its excellent international schools, world-class healthcare facilities, and superb connectivity via Malaga International Airport (AGP), ensuring ease of travel for both residents and international visitors. Valle Romano Golf truly combines the perfect balance of nature, luxury living, and the quintessential Mediterranean lifestyle, making it an ideal choice for families, golf enthusiasts, and those seeking a refined retreat in one of Europe's most desirable locations.

This unique offering is not merely a property acquisition; it is an invitation to manifest your architectural dreams and secure a significant financial advantage in one of Europe's most desirable luxury real estate markets. For the discerning individual seeking to personalize every detail of their dream home while simultaneously building substantial equity from day one, this represents the ultimate entry point. Don't miss this exceptional chance to design and own a truly bespoke masterpiece in the heart of Valle Romano Golf, Estepona.

Details

Reference	R5337748	Property Type	Villa
Status	Sale	Price	from 1,395,000 €
Bedrooms	4	Bathrooms	4
Build size	456 m²	Plot Size	1,034 m²
Terrace	245 m²	Parking places	by request

Features

New development, Pool, Air conditioning, Heating, Sea views, Mountain views, Private garden, Lift, Parking, Holiday Home, Investment

Personal advice

Ask us for more information or arrange a private viewing, in person or by video call.

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