



# Detached Villa for sale in New Golden Mile, Estepona

2,500,000 €

Reference: R5058748 Bedrooms: 7 Bathrooms: 7 Build Size: 673m<sup>2</sup> Terrace: 150m<sup>2</sup>





## Costa del Sol, New Golden Mile

Exceptional Investment Opportunity – South-Facing Villa on Large Plot Just 2 Minutes from the Beach

This is a rare opportunity to acquire a villa in one of the most desirable coastal locations—just a 2-minute walk to the beach. Situated on a generous 1,783m<sup>2</sup> south-facing plot, the property is perfectly positioned for sun exposure, privacy, and future value.

The villa is in need of a full renovation, making it a blank canvas with incredible upside potential. Undervalued by approximately €1 million, this is an unmissable bargain for investors or developers looking to maximize returns in a high-demand area.

The size of the plot offers ample space for expansion, a landscaped garden, or even a luxury pool and entertainment area—ideal for creating a standout residence or premium rental property.

### Key Features:

Prime location: Only 2 minutes' walk to the beach

Expansive 1,783m<sup>2</sup> plot with full sun exposure (south-facing)

Huge renovation potential with scope to add significant value

Undervalued by €1 million – rare below-market opportunity

Ideal for high-end redevelopment, rental income, or resale

Quiet, prestigious area with growing property demand

With strong growth in the area and very limited availability of land this close to the coast, this is a high-potential investment not to be missed.



## Features:

### Features

Covered Terrace  
 Lift  
 Near Transport  
 Private Terrace  
 Storage Room  
 Ensuite Bathroom  
 Marble Flooring  
 Double Glazing  
 Fitted Wardrobes  
 Solarium  
 WiFi  
 Games Room  
 Utility Room  
 Barbeque  
 Staff Accommodation  
 Basement  
 Sauna  
 Bar  
 Access for people with reduced mobility  
 Jacuzzi  
 Domotics

### Views

Sea  
 Pool  
 Beach  
 Forest

### Pool

Heated  
 Indoor  
 Private

### Garden

Private

### Utilities

Electricity  
 Drinkable Water  
 Photovoltaic solar panels

### Orientation

South

### Setting

Beachside  
 Close To Golf  
 Close To Sea  
 Close To Shops  
 Close To Town  
 Close To Schools

### Furniture

Not Furnished

### Security

Gated Complex  
 Alarm System  
 Electric Blinds  
 Entry Phone  
 Safe

### Category

Reduced  
 Holiday Homes  
 Investment

### Climate Control

Air Conditioning  
 Cold A/C  
 Hot A/C  
 U/F/H Bathrooms

### Condition

Renovation Required  
 Restoration Required

### Kitchen

Not Fitted

### Parking

Underground  
 Garage  
 Private  
 More Than One  
 Covered  
 Street



Solar water heating

Bargain

Beachfront

Off Plan

Cheap