

## 4 Bed Villa (Detached) For Sale

€1,480,000

Estepona, Costa del Sol

Ref: R4437445

An exclusive property with a plot of 860m<sup>2</sup> that enjoys the best qualities located in the urbanization "El Pernet" in Nueva Atalaya situated in an enclave between Estepona, Benahavis and Marbella, the NEW GOLDEN MILE. The property is located in a villa area surrounded by greenery and tranquillity. The villa has more than 430m<sup>2</sup> built and 390m<sup>2</sup> usable. Inside we find: On the first floor we find 4 bedrooms in suites with 4 bathrooms, living room of 43m<sup>2</sup> useful, kitchen of 25m<sup>2</sup> connected to a terrace and an outdoor dining room of 48m<sup>2</sup> connected to the pool and garden. Also on the ground floor there is a 6th multi-purpose room (cinema, games room, etc...) plus a 60m<sup>2</sup> space that could be used as a gym or a flat. All the rooms have natural light and ventilation, giving it the quali...

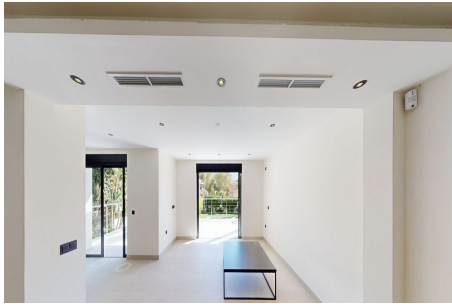
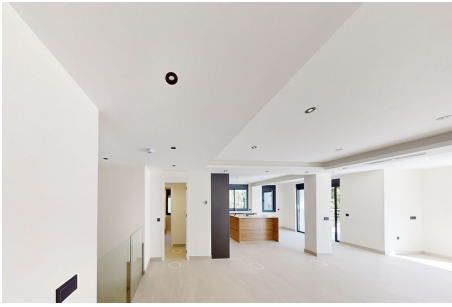
Telephone: +34 637 87 73 78

Email: [info@banusimmo.com](mailto:info@banusimmo.com)

La Reserva Del Alcuzcuz, La Azalia 1 -1B, 29679, Benahavis

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# Gallery



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# Property Description

**Location:** Estepona, Costa del Sol, Spain

An exclusive property with a plot of 860m<sup>2</sup> that enjoys the best qualities located in the urbanization "El Pernet" in Nueva Atalaya situated in an enclave between Estepona, Benahavis and Marbella, the NEW GOLDEN MILE.

The property is located in a villa area surrounded by greenery and tranquillity. The villa has more than 430m<sup>2</sup> built and 390m<sup>2</sup> usable.

Inside we find:

On the first floor we find 4 bedrooms in suites with 4 bathrooms, living room of 43m<sup>2</sup> useful, kitchen of 25m<sup>2</sup> connected to a terrace and an outdoor dining room of 48m<sup>2</sup> connected to the pool and garden.

Also on the ground floor there is a 6th multi-purpose room (cinema, games room, etc...) plus a 60m<sup>2</sup> space that could be used as a gym or a flat.

All the rooms have natural light and ventilation, giving it the quality that this house deserves in this paradisiacal environment.

The property has the best qualities of the market, fully equipped interior kitchen, complete bathrooms, centralized air conditioning with aerothermal, underfloor heating and air conditioning controlled with AIRZONE. Swimming pool with heat pump, garage for two vehicles with electric charger so you don't have to go anywhere else for charging, garden with intelligent irrigation system that includes an outdoor kitchen equipped with barbecue, fridge so you can enjoy your celebrations in the open air.

This property is equipped with interior and exterior alarm, with a complete video surveillance system, both inside the house and in the garden connected to the Wi-fi network.

Your new home will be less than 2 kilometres from the coast with blue flag beaches and trendy beach clubs, and less than 1 kilometre from the golf courses of Guadalmina Alta and Guadalmina Baja. It is also surrounded by the best schools on the Costa del Sol, COLEGIO SAN JOSE, COLEGIO ATALAYA, COLEGIO ATLAS, perfect for families.

# Additional Info

For Sale	Beds: 4	Baths: 4
Type: Villa (Detached)	Area: 529 sq m	Land Area: 860 sq m
Garden	Pool	Setting: Close To Port
Close To Sea	Close To Schools	Urbanisation
Orientation: South	Condition: Excellent	New Construction
Pool: Private	Heated	Climate Control: Air Conditioning
U/F Heating	Views: Garden	Pool
Covered Terrace	Fitted Wardrobes	Private Terrace
WiFi	Games Room	Guest Apartment
Ensuite Bathroom	Barbeque	Domotics
Basement	Fiber Optic	Furniture: Not Furnished
Kitchen: Fully Fitted	Garden: Private	Landscaped
Easy Maintenance	Security: Electric Blinds	Entry Phone
Alarm System	Parking: Private	Utilities: Electricity
Drinkable Water	Category: Golf	Investment

Luxury

Contemporary

Built Area : 529 sq m

Land Size : 860 sq m

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