



**In Sun  
Properties Spain**  
since 1999

REF: # 6951

ESTEPONA (BENAHAVIS)



#### INFO

**PRIX:** 2.700.000 €

**Type de propriété:** Villa

**EMPLACEMENT:** Estepona  
(Benahavis)

**CHAMBRES À  
COUCHER:** 4

**BA ENFANTS:** 4

**BUILT:** 477 (m2)

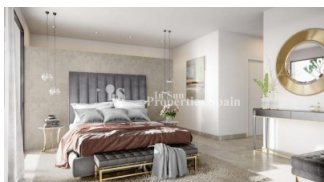
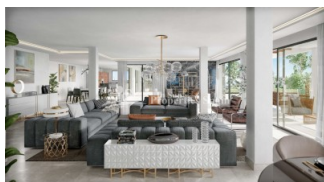
**PAS:** 1.669 (m2)

**TERRASSE:** 326 (m2)

**A ENFANTS:**

**DE PLANTE:** -

**MESSAGE** -



#### DESCRIPTION

A modern and stylish 477m2 villa in LA QUINTA, BENAHAIVIS. Established in a delightful ambiance and set within a 1,669m2 plot. Located on a hill from which you can enjoy sea views overlooking the Mediterranean Sea. Surrounded by an environment full of vegetation and in a green oasis formed by Golf Courses. The villa has an open space, which has been designed to maximise the indoor-outdoor flow, completely open and glazed to the southeast and boasts 4 bedrooms and 4 bathrooms. The design is based on the fusion between the necessities of the daily life and the wonderful environment in which the villa is framed. It is inserted against the terrain, taking advantage of the slope to leave the maximum possible ground of garden to which the villa will open. The rooms that make up the house emerge around several stone monoliths that support and in which are linked incomplete cubes that are configuring the interior space of the house. Every part of this amazing villa has been designed with care and trying to maximize the opening towards the southeast orientation, taking full advantage of the natural beauty of its surroundings and inviting the entrance of natural light. A functional and sustainable design, seeking to achieve maximum energy efficiency. The villa is distributed in three levels: on the upper floor stands a master bedroom, a living room and two open bedrooms enclosed by a large partially covered terrace; the ground floor cover the houses the social areas and the kitchen, along with a large master bedroom. All these rooms are glazed and open to an extensive garden with 47m2 pond, along with many living areas under pergolas and a large 86m2 infinity swimming pool. The basement floor has three parking spaces as part of the large 94m2 cellar. This luxury villa is ideally located in a golfer's paradise, next to one of the most recognized golf courses in Europe, La Quinta Golf, which is built around a 27-hole golf course and satisfies both the golf

enthusiasts, as well as, the professional. Its exclusive Club is more than golf; it has a variety of options, as a resort, kid's Club, spa, gym, tennis courts, paddle and international restaurants. This villa has comfortable access from any point of the Costa del Sol. Malaga the International Airport and high-speed trains are less than 45 minutes away from your new home. Within minutes, you will connect to Marbella and Estepona. The proximity to the intense and exciting Puerto Banús. There you have it all: luxury shopping, exciting nightlife, exquisite restaurants, beautiful beaches, stylish beach clubs, yachting, accompanied by 320 sunny days a year and the best weather throughout.

STYLE	VIEW	CLIMATISATION	DISTANCE :
<ul style="list-style-type: none"> <li>moderne</li> <li>contemporain</li> </ul>	<ul style="list-style-type: none"> <li>Panoramico</li> <li>Ocean</li> <li>Une vue sur la montagne</li> </ul>	<ul style="list-style-type: none"> <li>Central</li> </ul>	Beach : 5 Km aéroport: 60 Km : 5 Km
POSITION	PARKING PAS. CAR	ZONES	ÉTAGE
Est sud	Garage no. Car : 1 : 3	<ul style="list-style-type: none"> <li>stockage</li> <li>Ou chambre BAIGNADE</li> </ul>	<ul style="list-style-type: none"> <li>Tuiles</li> <li>Stone</li> </ul>
CUISINE	JARD RIVIÈRE ET TERRASSES N	EXTRA	
<ul style="list-style-type: none"> <li>Cuisine</li> <li>Cuisine équipée</li> <li>Granit</li> </ul>	<ul style="list-style-type: none"> <li>Terrasse couverte</li> <li>Terrasse ouverte</li> <li>Feux extérieurs</li> <li>irrigation automatique</li> <li>Paysage</li> <li>gazon</li> <li>murs en pierre</li> <li>hayon</li> <li>Jard RIVER n privée</li> </ul>	<ul style="list-style-type: none"> <li>Intégré</li> <li>Alarme</li> <li>Porte de sécurité</li> <li>Double vitrage</li> <li>Porte Videocamara</li> <li>La surveillance vidéo</li> <li>Stockage</li> <li>Laundry</li> </ul>	

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