



## SAMOSTATN? STOJÍCÍ VILA 3 LOŽNICE

📍 Estepona

**REF# R4838086 – 990.000€**

IBI

3600 €/YEAR

Garbage

80 €/YEAR



3

Ložnice



2

Koupelny



450 m<sup>2</sup>

Built



11000 m<sup>2</sup>

Plot



250 m<sup>2</sup>

Terrace

VILLA TO REFORM. Unique Opportunity: Villa to Renovate Near Estepona

Discover the potential of this spacious villa of approximately 450 m<sup>2</sup>, located in a quiet environment just 4 minutes from the beach and 10 minutes driving from Estepona. This property is waiting for you to give it

your personal touch with a necessary renovation that will transform two independent houses into your dream home or an excellent investment.

The villa sits on a generous plot of more than eleven thousand square meters, including its own well, offering privacy and abundant space to design gardens or external recreational areas. The current structure has three comfortable bedrooms and two full bathrooms, ideal for a family or as a vacation rental project. Guest house with everything you need or an independent house that you can rent.

The surrounding area is known for its peace and natural beauty, making it perfect for those looking to escape the hustle and bustle without sacrificing convenience. Additionally, the proximity to key points such as serene beaches and the vibrant town of Estepona places this property in a prime location.

If you are looking for an exciting project where you can capture your decorative and architectural ideas, look no further. This villa represents a magnificent opportunity to create something truly unique in one of the most sought-after locations in the south. These special projects rarely remain available on the market for long. I recommend you visit it





