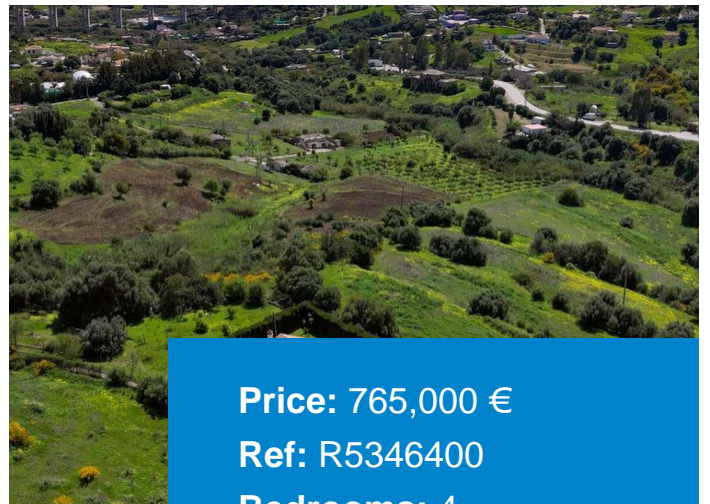


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## DETACHED VILLA FOR SALE IN ESTEPONA

**Price:** 765,000 €  
**Ref:** R5346400  
**Bedrooms:** 4  
**Bathrooms:** 4  
**Built size:** 343 m<sup>2</sup>  
**Plot/Garden:** 4243 m<sup>2</sup>  
**Terrace:** 0 m<sup>2</sup>

Fantastic detached villa in Estepona.

This magnificent villa in Estepona, Málaga, combines privacy, elegance, and a natural setting in a truly unique location. Situated around 5 minutes from the center of Estepona, the property stands on a generous plot surrounded by Mediterranean vegetation, offering open and spectacular views of the mountains as well as partial sea views.

The house features 4 spacious bedrooms and 4 bathrooms, distributed over two floors, with bright and welcoming living spaces thanks to its orientation and large windows. Its design blends traditional Andalusian style with contemporary touches, creating a warm and comfortable

atmosphere.

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Precio no incluye gastos ni tributos. Gastos adicionales por parte del comprador: Impuesto Sobre Transmisiones (8% hasta 400.000€, 9% de 400.000 a 700.000€ y 10% a partir de 700.000€), Actos Jurídicos Documentados 1,5% sobre el precio de compra, gastos de registro y notaría. Ficha informativa a su disposición en nuestra oficina según Decreto 218/2005 de 11/Oct.

Sale price does not include costs or taxes. Additional costs for the buyer: inscription and notary fees, ITP (8% up to 400.000 euros, 9% from 400.000 to 700.000 euros and 10% from 700.000 euros) or, alternatively 10% VAT and AJD (1.5% on the purchase price) on new properties and subject to some requisites to be met. This info is subject to errors, omissions, modifications, prior sale or withdrawal from the market. Information sheet available, Decree 218/2005 Oct. 11th



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