



## Frakoblet villa til salg i Valle Romano, Estepona

1.450.000 €

Reference: R5235958   Soveværelser: 4   Badeværelser: 4   Grundstørrelse: 777m<sup>2</sup>   Byg Størrelse: 188m<sup>2</sup>   Terrasse: 31m<sup>2</sup>





## Costa del Sol, Valle Romano

Valle Romano – Signature architectural villa with a unique panorama and premium materials, frontline golf with direct sea views Located in the heart of the prestigious Valle Romano Golf in Estepona, “Casa del Sol” is a contemporary villa where comfort, design and exceptional scenery come together seamlessly. Built less than four years ago by a renowned Belgian developer known for strict quality standards and the use of high-end materials, the property is presented in immaculate condition, offering a level of quality rarely found on the local market. Situated at the end of a quiet cul-de-sac, the villa enjoys unobstructed, breathtaking views over the Mediterranean Sea, the golf course, and the mountains. Just a few minutes from the beaches, Estepona Marina, and its historic old town, it offers the ideal balance between peaceful residential living and the vibrant lifestyle of the Costa del Sol. The Valle Romano area is undergoing remarkable development. New road accesses are nearing completion, further improving connections to the motorway and the city centre. The arrival of a future university nearby also increases the attractiveness of the district, making this expanding area a strategic hotspot for Estepona’s future. Outdoors, every space has been designed to live in harmony with the sun. The infinity pool opens to a magnificent horizon, while the main terrace features several lounge areas: sunbeds, shaded relaxation zones, and an outdoor dining area with Yakiniku barbecue. The private garden, perfectly maintained, reinforces this serene atmosphere. Inside, the villa impresses with its luminous volumes, refined finishes, and contemporary comfort. It offers 4 bedrooms (three of them with double beds) and 3 modern bathrooms with walk-in showers. The house is perfectly suited for families and guests, including young children, thanks to dedicated equipment such as a baby bed, high chairs, safety gates, changing table... The fully equipped kitchen opens onto an inviting living-dining room, and of course the property benefits from high-speed Internet, smart TV and a full laundry area. Private parking within the property ensures easy daily living. Nearby: Estepona Old Town, Marina and beaches Beso Beach, Puerto Banús and Marbella Málaga Airport less than one hour away The “Casa del Sol” villa is not just a property: it is a place ready to be lived in, located in a growing area, offering an exceptional setting, premium features, and strong long-term potential.



## Funktioner:

### Funktioner

Privat terrasse  
Ensuite badeværelse  
Dobbeltvindue  
Monterede garderobereskabe  
Værktøjsrum  
Grill

### Synspunkter

Hav  
Panoramisk  
Land  
Have  
Pool  
Golf

### Pool

Privat

### Have

Privat

### Hjælpeprogrammer

Solvandsopvarmning

### CO2 -emissionsklassificering

B

### Orientering

Sydøst

### Indstilling

Tæt på golf  
Tæt på havet  
Tæt på byen  
Tæt på skoler  
Frontline Golf

### Møbel

Fuldt møbleret

### Sikkerhed

Alarmsystem  
Elektriske persienner  
Indgangstelefon

### Kategori

Golf  
Luksus

### Klimakontrol

Aircondition  
Centralvarme

### Tilstand

Fremragende

### Køkken

Delvist monteret

### Parkering

Privat

### Energi rating

B