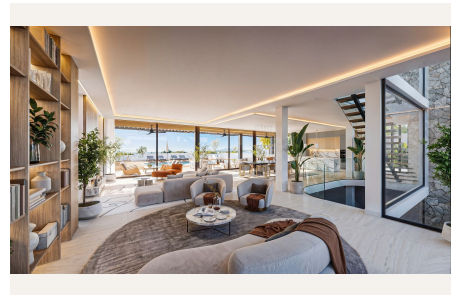


Detached Villa in Bel Air

€3,395,000

Bel Air, Málaga

Bedrooms: 5 | Bathrooms: 5 | Plot: 1100 m² | Built: 599 m² | Terrace: 98 m²



Overview

An outstanding opportunity to secure a striking contemporary villa in the highly sought-after urbanisation of Bel Air, Estepona.

Set within walking distance of the beach and everyday amenities, this exceptional home is designed for buyers seeking a private, low-maintenance lifestyle in one of the coast's most desirable locations — with the added advantage of being able to influence key interior finishes at this stage of construction.

Built on a generous plot of 1,100 m², the villa offers 599 m² of contemporary living space complemented by 98 m² of covered terraces, creating a seamless connection between indoor comfort and outdoor living. Thoughtful architecture and abundant natural light shape bright, welcoming interiors that flow effortlessly onto the terraces and

private garden — an ideal setting for year-round entertaining and relaxed outdoor living.

Accommodation comprises five spacious ensuite bedrooms, each fitted with built-in wardrobes and opening onto a private terrace, giving every bedroom its own outdoor connection and abundant natural light. Five bathrooms complete a layout designed with both family living and hosting guests in mind.

The property is built around leisure and wellbeing, featuring a private indoor heated pool and a sauna — a rare and highly desirable combination that allows for year-round enjoyment regardless of the season. A rooftop solarium provides a further outdoor retreat, perfect for sunbathing, relaxing, or entertaining with views over the surrounding urbanisation.

Further highlights include:

- Private indoor heated pool
- Sauna
- Rooftop solarium
- 98 m² of covered terraces, plus a private terrace for every bedroom
- Fitted wardrobes throughout
- Private lift servicing all floors
- Garage with space for more than one vehicle
- 1,100 m² plot with private garden
- Community fees: €0
- Walking distance to the beach, shops, and everyday amenities

Nestled within the established Bel Air urbanisation, the property enjoys a privileged position close to the sea while remaining just steps from everyday conveniences — combining tranquillity, privacy, and easy access to local life.

With construction currently underway and completion scheduled for Q1 2027, this is a rare opportunity for buyers to secure a brand-new villa in one of Estepona's most desirable addresses, with scope to personalise selected interior finishes before completion.

Combining generous proportions, resort-style leisure amenities, and an unbeatable location, this future home offers an exceptional lifestyle opportunity for buyers looking to invest in a new-build property on the Costa del Sol.

Amenities

Setting: Commercial Area, Close To Golf, Close To Shops, Close To Sea

Orientation: South, South West

Condition: New Construction

Pool: Private, Indoor, Heated

Climate Control: Central Heating, Fireplace

Features: Covered Terrace, Lift, Fitted Wardrobes, Near Transport, Private Terrace, Solarium, WiFi, Sauna, Games Room, Storage Room, Utility Room, Ensuite Bathroom, Barbeque, Double Glazing

Kitchen: Fully Fitted

Garden: Private, Easy Maintenance

Security: Alarm System

Parking: Garage, Covered, More Than One, Private

Utilities: Electricity, Drinkable Water

Taxes & Fees

Community: €0 per year

Contact

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