Detached Villa in Selwo

€450,000

Selwo, Málaga

Bedrooms: 4 | Plot: 529 m² | Built: 394 m²









Overview

An unfinished villa of 394 square metres on a 529 square metre plot in the La Resina Golf area of Selwo, Estepona, sold as a structure ready to be completed. The concrete frame, floor slabs, staircases, roof and most of the brickwork are already in place across three floors, and the building is weathertight in its main volume. What is left is the part a buyer would normally want to decide for themselves: the internal layout, the finishes, the installations and the pool. For an investor or a self-builder, that is the whole point of this property.

The numbers are what make it interesting. At 450,000 euros for 394 built square metres on a 529 square metre plot, the entry price is roughly 1,140 euros per built square metre in an area where finished houses change hands at between three and four thousand. Even on a conservative completion budget, the arithmetic leaves genuine margin

— and the risk is unusually low for a project of this kind, because the heavy and expensive work is done: foundations, structure, slabs, stairs and roof. The buyer is financing finishes, not engineering.

The building is arranged over three floors connected by two internal staircases, with a further flight running up to a rooftop terrace. The main level is a single large open volume with a structural opening already built for a fireplace, and generous window and door apertures that frame the view. The upper floor is a long open plan with window openings on both elevations, ready to be divided into bedrooms. The layout contemplated for the house is four bedrooms and three and a half bathrooms, and the shell has been built to take exactly that distribution. The lower floor is another full-footprint level, currently open, which lends itself to a guest apartment, a cinema room, a gym or garaging. Every level has its own direct access to outdoor space.

The plot works on several levels. There is a covered terrace off the main entrance, a side terrace with brick columns already raised, a rooftop terrace with the roof structure in place, and an excavated pool shell at garden level waiting for its lining and plant. An access ramp runs down to a covered lower external area. The orientation is the real asset: from the upper floors and the roof the outlook opens over the rooftops of the surrounding white urbanisations towards the golf course and the coastline beyond.

A word of honesty about what the photographs show. This is a construction site, not a staged home: there is site debris, stored materials and standing water in some rooms. We have deliberately not hidden any of it, because anyone buying a project of this kind needs to see the real state of the works before travelling. A viewing is strongly recommended, ideally with your own architect or builder.

La Resina Golf & Country Club is a quiet residential pocket between Estepona and the Nueva Milla de Oro, built around its own nine-hole course and surrounded by established white urbanisations. The beaches at Playa del Padrón and Arroyo Vaquero are about five minutes down the hill, and Laguna Village, with its beach club, shops and restaurants, roughly the same. Estepona Golf, Valle Romano, El Paraíso, Atalaya and El Campanario are all within ten to fifteen minutes. Selwo Aventura is the immediate neighbour. Estepona town, with its old quarter, marina and the Hospital Quirónsalud, is around ten minutes by the A-7; Puerto Banús about twenty, Marbella thirty, Gibraltar forty and Málaga airport just under an hour. It is an area with steady year-round demand and a shortage of large detached houses, which is precisely why finishing one here makes commercial sense.

Amenities

Setting: Suburban, Close To Schools, Urbanisation

Condition: New Construction

Pool: Room For Pool

Views: Sea Views, Mountain Views, Golf Views, Panoramic Views, Urban Views

Features: Covered Terrace, Private Terrace, Solarium

Garden: Private Garden

Utilities: Electricity, Drinkable Water

Category: Bargain, Investment, Resale

Contact

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