



## listing



### Informações do Revendedor

Name:	Bjorn Ingbrant
Nome da Empresa:	Enova Estates
País:	Espanha
Experience since:	2011
Tipo de Serviço:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
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Languages:	English, Norwegian, Swedish
Website:	<a href="http://costadelsolproperty4sale.com">http://costadelsolproperty4sale.com</a>

### Detalhes do anúncio

Imóveis para:	Venda
Preço:	EUR 875,000

### Localização

Address:	Costa del Sol
Adicionado:	19/06/2026

Informação adicional:

€875,000 | Frontline Golf Semi-Detached Villa with Tourist Rental Licence | Villas del Golf AZATA, Estepona  
15 min Walk to Juan XXIII School!!

A spacious family home in Villas del Golf AZATA, offering frontline golf views, generous indoor and outdoor living areas, and the added benefit of a valid tourist rental licence, making it an excellent option for both permanent living and investment.

Set on a private plot with a large garden and ample space to add a swimming pool, this beautifully maintained semi-detached villa combines comfort, practicality, and an ideal location close to schools, amenities, and the coast.

The ground floor features a fully equipped kitchen, dining area, and a bright living room with a charming fireplace. Elegant marble flooring runs throughout the home, enhancing the sense of space and quality. This level also includes a double bedroom and a guest bathroom with a walk-in shower, ideal for visitors or multi-generational living.

The first floor comprises three spacious bedrooms, including two with en-suite bathrooms. A third



bedroom and a separate bathroom complete this level, providing a practical and well-balanced layout for family living.

The lower level offers exceptional versatility and is currently arranged as a gym, home cinema, study area, office, laundry room, and storage space. With its generous proportions, this floor can easily adapt to the needs of a growing family, whether as a games room, guest accommodation, hobby area, or additional living space.

## Location

The property enjoys a convenient position within the western area of Estepona, directly alongside Azata Golf and just minutes from everyday amenities.

The highly regarded Colegio Juan XXIII is within walking distance, making school runs effortless. Nearby you will also find supermarkets, including Mercadona, shops, restaurants, hotels, and the modern Hospital de Alta Resolución de Estepona\*\*.

The vibrant Estepona Marina is approximately 10 minutes away by car, offering a wide selection of restaurants, cafés, and leisure activities. The historic town centre and beaches of Estepona can be reached in around 10–15 minutes, while Marbella and Puerto Banús are within easy driving distance.

Golf enthusiasts are perfectly positioned, with several renowned courses nearby, including Estepona Golf, Valle Romano Golf & Resort, Finca Cortesin Golf Club, and Doña Julia Golf Club.

This is a fantastic opportunity to acquire a substantial family home in a well-connected location, with excellent rental potential and plenty of space to enjoy year-round Mediterranean living.

Semi-Detached House, Estepona, Costa del Sol.

4 Bedrooms, 4 Bathrooms, Built 317 m<sup>2</sup>, Terrace 45 m<sup>2</sup>, Garden/Plot 431 m<sup>2</sup>.

Setting : Close To Shops, Close To Town, Close To Schools, Urbanisation.

Orientation : South.

Condition : Excellent.

Pool : Room For Pool.

Climate Control : Air Conditioning, Hot A/C, Cold A/C, Central Heating.

Views : Mountain, Golf, Country, Lake.

Features : Covered Terrace, Fitted Wardrobes, Private Terrace, WiFi, Gym, Games Room, Storage Room, Utility Room, Ensuite Bathroom, Marble Flooring, Jacuzzi, Double Glazing, Basement.

Furniture : Not Furnished, Optional.

Kitchen : Fully Fitted.

Garden : Private.

Security : Gated Complex, Electric Blinds.

Parking : Private.

Utilities : Electricity, Drinkable Water.



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Category : Golf, Holiday Homes, Investment, Luxury, Resale.

## Comum

Quartos de dormir:	4
Banheiro:	4
Pés quadrados acabados:	317 m <sup>2</sup>
Tamanho do lote:	431 m <sup>2</sup>

## Lease terms

Date Available:

## Contact information

IMLIX ID: R5420932

