

Rustic house in Estepona Old Town,
Estepona

Reference: 31802522AAP



Bedrooms: 4

Bathrooms: 4

M²: 180

Price: 695,000 €

Status: Sale

Property Type: Rustic house Parking places: by request

Printing day : 5th August
2026





Overview: Unique opportunity to build immediately in one of the most popular places on the Costa del Sol.
It sells property with full architectural project and approved work license, ready to start construction without waiting or formalities.

* What's for sale?

- Property in its current state (to reform)
- Full architectural project
- Licence of work approved by the City Council

■ Start building from the first day.

* Housing project – 180 m2 Built

- Ground floor - 84 m2
- Large receiver (20 m2)
- Salon–Eating–Open concept cook (37 m2)
- Living room for guests (11 m2)
- Guest bedroom (6 m2)
- Guest bathroom (3 m2)
- Full bath (6 m2)
- First Floor - 48 m2
- Principal floor (18 m2)
- Main bath (3 m2)
- Secondary sleep (13 m2)
- Full bath (4 m2)
- Distributor (10 m2)
- Torreón - 26 m2
- Bedroom (13 m2)
- Area of being
- Direct access to the terrace
- Azotea - 32 m2
- Private pool
- Terraza solárium
- Solar stakes

* Highlights

- Private rooftop pool
 - Solar energy
 - Aerothermia system
 - Radiant floor
 - Integrated LED lighting
 - Contemporary design with maximum comfort
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- Estepona – The Costa del Sol Garden

Estepona is one of the most charming villages of the Costa del Sol. Its old town, with white streets full of flowers, golden sand beaches and an authentic Andalusian atmosphere, make it an ideal place for both living and investing. A perfect combination of tradition, quality of life and high real estate demand.

Two Development Options

- Luxury Housing

Build a spectacular 4-bedroom contemporary home with a private rooftop pool, solarium, and panoramic views, exactly as shown in the architectural renders. The estimated construction time is approximately 6 months, with an estimated build cost of €350,000–€400,000, depending on the final specifications and finishes.

- Possibility of Extension – Proyecto Hotel Boutique

It is allowed to extend up to 260 m2, ideal to develop a high-level boutique hotel in the heart of the Old Town of Estepona.

Features:

Resale, None, Investment, Close to schools