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Villa in Paraiso Medio, Estepona

Reference: GARDENIA



Bedrooms: 4

Bathrooms: 4

M²: 508

Price: 2,500,000 €

Status: Sale

Property Type: Villa

Parking places: by request

Printing day : 4th November 2026













Overview:Located in the prestigious residential area of El Paraíso Medio, between Marbella and Estepona, this elegant Andalusian home enjoys an elevated position with open views over El Paraíso Golf Course and the surrounding natural landscape. The property is approximately 3 km from the beach, 8 km from Puerto Banús, 10 km from Estepona and 15 km from Marbella town centre, with renowned international schools, golf clubs, restaurants, shops and everyday amenities just a short drive away.

Built in 1995 and tastefully renovated around ten years ago, the villa retains the charm and character of traditional Andalusian architecture while benefiting from significant upgrades, including renovated bathrooms, new plumbing, updated air conditioning systems and underfloor heating throughout, powered by an energy-efficient aerothermal system.

The approach to the property immediately sets the tone. A welcoming entrance courtyard, finished with traditional river-stone paving and centred around an ornamental fountain, leads to the main entrance, creating an elegant first impression. This area also features a covered carport for two vehicles, with the possibility of converting it into a fully enclosed garage.

The main floor is arranged around a spacious entrance hall leading to a bright living room with double-height ceilings and a fireplace, opening onto a southwest-facing covered terrace. A separate dining room connects to the fully equipped kitchen. This level also offers two en-suite bedrooms and a guest toilet.

The upper floor comprises two spacious bedroom suites, both with private terraces. The principal suite stands out for its generous proportions and natural light, and features a walk-in wardrobe, an en-suite bathroom with a whirlpool bathtub, and a versatile additional room ideal as a home office, sitting room or children's room. The second suite includes a semi-open bathroom, adding a distinctive design element.

Designed for year-round outdoor living, the landscaped gardens surround the swimming pool and an elegant poolside pavilion equipped with a dining area, barbecue, fireplace and retractable Lumon glass enclosure. Adjacent to the kitchen, a second covered terrace features an outdoor kitchen and barbecue area, ideal for entertaining family and friends. The pool is equipped with a heating system; however, due to the age of the equipment, replacing it with a more energy-efficient unit is recommended to optimise performance and running costs.

Additional features include a laundry room, storage areas, a plant room and a space suitable for creating a wine cellar.

Set on a generous plot, the property also offers excellent development potential. It is possible to extend the main house or build a separate guest house with independent street access, with an allowable footprint of approximately 75 m² per floor (basement, ground floor and first floor), plus covered terraces and porches.

The property is also suitable for short-term holiday rentals, making it an attractive option both as a private residence and as an investment.

A characterful Andalusian home that combines timeless architecture, privacy, modern comfort and excellent investment potential in one of the Costa del Sol's most sought-after residential areas.

Features:

Resale, Storage room, Alarm system, Private garden, None, Pool, None, Golf, Close to schools, Parking