



Residential Plot for sale in Valle Romano, Estepona

399,000 €

Reference: R5196868 Plot Size: 796m² Build Size: 467m²





Costa del Sol, Valle Romano

Plot with approved licence to Build Your Dream Villa in Valle Romano

Discover a rare chance to create your perfect home in the exclusive and highly sought-after private urbanization of Valle Romano. This generously sized corner plot is the result of combining two separate parcels, offering ample space and an exceptional location with panoramic south-facing views over lush golf greens, rolling hills, majestic mountains, and the shimmering Mediterranean Sea.

The residential plot is sold with a fully authorized and licensed building project, ready for immediate construction. It's an ideal investment to develop a cutting-edge contemporary villa featuring the latest in smart home technology (domóticos), all at a significantly lower cost than purchasing a finished property.

Designed with elegance and functionality in mind, the project includes:

- 3 spacious bedrooms, each with en-suite bathrooms
- 2 guest toilets
- Open-plan kitchen, living, and dining areas
- Expansive semi-covered terrace
- Large private swimming pool and surrounding garden
- Elevator and wheelchair-friendly access
- Underfloor heating and electric shutters
- Solarium and generous basement for custom entertainment or leisure space
- Separate laundry room
- Underground garage and covered outdoor parking

Situated between Valle Romano Golf and Azata Golf Clubs, the urbanization ensures a secure and tranquil lifestyle, just minutes from essential amenities. The new Estepona International Hospital is only 2.3 km away, with beaches, shops, restaurants, and supermarkets within a 2-3 km radius. The Marina and Port of Estepona are also just 3 km away, placing leisure and luxury at your doorstep.

For international access, Gibraltar is a 35-minute drive and Málaga just one hour away.

This is more than just a plot—it's a chance to bring your vision to life in one of the Costa del Sol's most prestigious settings.

An opportunity not to be missed!



Features:

Features

Covered Terrace
 Lift
 Private Terrace
 Storage Room
 Ensuite Bathroom
 Double Glazing
 Fitted Wardrobes
 Solarium
 Gym
 Games Room
 Utility Room
 Domotics
 Basement
 Fiber Optic

Views

Sea Views
 Mountain
 Panoramic
 Garden
 Pool
 Golf Views

Pool

Private

Garden

Private
 Easy Maintenance

Utilities

Electricity
 Drinkable Water

Orientation

South

Setting

Close To Golf
 Close To Port
 Urbanisation
 Close To Sea
 Close To Shops
 Close To Town
 Close To Schools
 Frontline Golf
 Close To Marina

Furniture

Not Furnished

Security

24 Hour Security

Category

Holiday Homes
 Investment
 Golf
 Luxury
 Off Plan
 With Planning Permission
 Contemporary

Climate Control

Air Conditioning
 Central Heating

Condition

New Build

Kitchen

Fully Fitted

Parking

Underground
 Garage
 Private
 Covered
 More Than One