

Estepona Villa

€499,000

Ref: X21286



2



1



1,660 m²



150 m²



✓



✓



Consumption
G

Emissions
Applied for

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property
CHOICE

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Property Purchase Expenses

| | |
|---------------------------------|---------------------|
| Property price | €499,000 (£422,952) |
| Transfer tax 7% | €34,930 (£29,607) |
| Notary fees (approx) | €750 (£636) |
| Land registry fees (approx) ... | €750 (£636) |
| Legal fees (approx) | €1,500 (£1,271) |

Standard form of payment

| | |
|---|---------------------|
| Reservation deposit | €3,000 (£2,543) |
| Remainder of deposit to 10% | €46,900 (£39,752) |
| Final Payment of 90% on completion | €449,100 (£380,657) |

* Prices quoted in Pounds are illustrative and should only be used as a guide.

* Transfer tax is based on the sale value or the cadastral value whichever is the highest.

* Spanish Property Choice has made every effort to obtain the information regarding this listing from external sources deemed reliable. However, we cannot warrant the complete accuracy thereof subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice.

* Price valid until sold

* Conveyancing not included

* The DIA is available at our office according to the Decree 218/2005

Description

Charming Detached Rustic-Style House with Sea Views in El Velelín, Estepona.

Set in a privileged natural environment between Estepona and Cancelada, this unique property offers privacy, charm, and spectacular views. Located just 15 minutes by car from both towns, with quick access to the AP-7. Marbella is 25 km away and Málaga 70 km.

The property sits on a spacious 1,660 m² plot and is distributed over two levels. It stands out for its unique rustic design, featuring elegant wooden finishes and carefully crafted details that bring warmth and character to every corner. The cozy living room, with a fireplace and large picture window, enjoys abundant natural light and stunning views of the sea and mountains.

Outside, the home features low-maintenance landscaped gardens, fruit trees, and peaceful areas to relax in nature. There is potential to extend the house with an additional room.

This very private property is ideal as a permanent residence or as an excellent investment with strong potential for holiday rentals. A special home that offers peace, privacy, and authenticity. A must-see—fall in love with its unique charm!

* A Documento Informativo Abreviado (DIA) is available - Un Documento Informativo Abreviado (DIA) está disponible