

€ 2,150,000

Ref: HM1550V

## Villa for sale in Casares, Costa del Sol

4 Bedrooms | 5 Bathrooms | 262 m<sup>2</sup> Interior | 113 m<sup>2</sup> Terraces | **Garage** Yes | **Jardín** Yes | **Piscina** Yes



### Property Description

It is conveniently located just a short drive from local amenities such as supermarkets, golf courses (including the famous Finca Cortesín) and the center of Estepona. The development is situated next to the Sierra Bermeja Nature Park and is within easy reach of the picturesque towns of Manilva, Gaucín and Genalguacil. Casares is one of the most charming of the Andalusian white villages, located between the sea and the mountains. It perfectly combines more than 2,000 meters of sandy beach and clean waters for bathers, surrounded by golf courses, and for hikers, Sierra Bermeja.

Each property has four bedrooms, all en-suite. Two of them are very spacious, both master bedrooms and with dressing rooms. They have a large living room with an open-plan kitchen, with direct access to the terrace, the private pool and a large, open-plan garden. Outside, next to the main entrance, there is a comfortable parking space with capacity for three cars. On the upper floor there is a large solarium with a pergola, a barbecue area with pre-installation for an outdoor

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kitchen, a jacuzzi and a Chill Out area with an outdoor fireplace.

The villas will be built with concrete walls and insulating materials that guarantee an A energy certification. It has a lift with access to the three floors, heating and cooling floors by aerothermal energy, as well as photovoltaic solar panels. The floors and bathrooms are covered with porcelain, and both the taps and sanitary ware are of high quality. The kitchen, furnished and equipped with high-end appliances, offers a modern and functional design. In addition, the villa has large windows with excellent quality carpentry and top-quality finishes.

We have already obtained the building permit for 10 of the 17 villas, and we expect to obtain approval for the other 7 in the coming weeks. Construction of the project will begin very soon, in December 2024, with the start of preliminary earthworks. Between February and March 2025, the first villas will be built and will be completed in early 2026. The rest of the project will be finished in 2027.

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