



El Campanario, Estepona East Belfry 1

bedrooms **4** bathrooms **4** built _{m2} **403** terrace _{m2} **214** plot _{m2} **649**



community **26 €** month garbage **173 €** year IBI **594 €** year for sale **2.750.000 €**

Sale price does not include costs or taxes. Additional costs for the buyer: inscription and notary fees, ITP 7% or, alternatively 10% VAT and AJD (1.2% on the purchase price) on new properties and subject to some requisites to be met. This info is subject to errors, omissions, modifications, prior sale or withdrawal from the market. Information sheet available, Decree 218/2005 Oct. 11th.

El Campanario, Estepona East

Belfry 1

Belfry 1 is a four-bedroom villa in El Campanario that understands the assignment from the outset: clean architecture, private outdoor living, and interiors designed around natural light rather than unnecessary statement pieces. Set across 403 m² on a 648 m² plot, the home combines sharp contemporary lines with warm textures, landscaped greenery, and a layout that moves effortlessly between indoor and outdoor spaces. The private pool, rooftop solarium, generous terraces, and two-car garage complete a property designed for practical luxury rather than display.

The main living space is where the house shifts away from the expected. Full-height sliding glass doors open completely onto the terraces, creating one uninterrupted living environment framed by mature tropical planting. Timber ceilings, oversized proportions, natural stone finishes, and soft neutral tones give the interiors warmth without losing the contemporary edge. The kitchen is equally considered: functional, refined, and directly connected to outdoor dining and entertaining areas. Every room feels intentional rather than decorative.

All four bedrooms are en-suite, each designed with privacy, natural light, and terrace access in mind. The principal suite takes priority without excess, offering elevated views, a hotel-style bathroom, and the sort of dressing space that quietly changes daily routines. The lower level introduces a more relaxed side to the property, with additional lounge and entertainment ...

Reference	702664	Beds	4	Built m ²	403
Type	Villa	Baths	4	Interior m ²	---
Location	El Campanario, Estepona East	En-suite Baths	---	Terrace m ²	214
		Guest Toilets	1	Plot m ²	649
		Pax	---		
Pool	Private	Community	26 € / month	Levels	---
Garden	Private	Garbage	173 € / year	Floor	---
Garage	Private	IBI	594 € / year	Orientation	South/East
Parking slots	2	Construct Year	---	EPC	In Progress
		Renovation year	---		

For sale

2.750.000 €

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areas that work equally well for hosting, cinema use, or family living. It is a house that adapts easily depending on how you live.

El Campanario remains one of the coast's more balanced locations: residential, established, and close to everything that matters without feeling overexposed. Golf courses, beach clubs, international schools, Puerto Banús, Marbella, and Estepona are all within easy reach. Belfry 1 suits buyers looking for contemporary design with substance behind it. Not a house built to impress for five minutes, but one designed to work properly long after the first viewing.







