

Villa for sale in Cancelada, Costa del Sol

5 Bedrooms | 4 Bathrooms | 698 m² Interior | 1,983 m² Plot | **Garage** Yes | **Garden** Yes | **Pool** Yes |



Property Description

Investment Opportunity — Substantial Villa with Private Pool on a 2,000 m² Plot, Just 100 Metres from Playa Guadalmanza, Cancelada, New Golden Mile

A rare investment opportunity on the Costa del Sol: a substantial 5-bedroom, 4-bathroom villa set on a generous 2,000 m² plot, located just 100 metres from Playa Guadalmanza, in the heart of Cancelada — one of the New Golden Mile's fastest-growing and most desirable enclaves. The property is move-in ready, yet its real value lies in its potential. With a large plot, strong existing footprint, and a prime beachside position, the villa offers exceptional scope to modernise, extend, or fully reimagine — adding significant capital value in an area where prime beachside land is increasingly scarce.

Key investment highlights:

- Prime location — just 100 metres from Playa Guadalmanza, with golf courses, international schools, Estepona, Marbella, and Puerto Banús all within minutes
- 2,000 m² plot — a rare footprint on the New Golden Mile, offering flexibility for renovation, expansion, or redevelopment
- South-west orientation — all-day natural light, a key driver of resale and rental value

- Move-in ready — generates immediate use or rental income while plans for renovation are developed
 - Private pool, mature garden, and generous outdoor living areas — strong appeal for both end-users and the holiday rental market
 - High-growth micro-market — the New Golden Mile continues to outperform on capital appreciation, driven by sustained international demand
- A rare chance to secure a substantial beachside villa with significant upside in one of the Costa del Sol's most dynamic locations.

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