



Seascape Villa

TORROX COSTA



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WHY THIS HOME

Is This the Right Property for You?

This home is ideally suited to buyers who are looking for:

- A true frontline position with permanently protected sea views
- A property that works for full-time living, extended stays, or long-term investment
- Outdoor space that can be enjoyed year-round, not just in summer
- A quieter coastal setting with easy access to Málaga, schools, and amenities

This is not a holiday-only home. It's a lifestyle property designed for people who want to live well on the Costa del Sol — without compromise.



Location & Lifestyle

Living in Torrox Costa

Torrox Costa is known for having one of the best climates in Europe, making it especially attractive to international buyers seeking:

- Consistent year-round temperatures
- Walkable beachfront living
- A relaxed, residential feel rather than mass tourism
- Easy transport links to Málaga city, airport, and international schools

From morning walks along the promenade to winter sunshine on south-facing terraces, this location supports real, everyday Mediterranean living.



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THE PROPERTY AT A GLANCE

Seascape Villa – Key Facts

- Detached frontline villa
- South-facing with uninterrupted sea views
- 4 bedrooms | 3 bathrooms
- Built size: 318 m²
- Heated swimming pool
- Multiple terraces for sun and shade
- Direct access to the shoreline

No land in front of the property can be built on – ensuring long-term view protection.

Designed for How You Live

Spaces That Work All Year

This villa has been designed with practical, year-round use in mind:

- Open-plan living and dining areas that connect seamlessly to terraces
- A modern, high-spec kitchen suited to daily living and entertaining
- Heated pool allowing use outside peak summer months
- Outdoor kitchen and BBQ area for relaxed social living
- Full air-conditioning and heating throughout

Whether you live here permanently or divide your time between countries, the home adapts to how you actually use it.



COMFORT, SECURITY & PEACE OF MIND

What Buyers Care About Most

International buyers consistently prioritise security, comfort, and reliability. This property includes:

- Advanced Securitas alarm and sensor system
- Unbreakable windows and electric shutters
- Secure private parking
- Excellent storage throughout

These features aren't just conveniences — they offer peace of mind, especially for buyers who are not always in Spain year-round.



SCHOOLS, ACCESS & CONNECTIVITY

Practical Living Without Compromise

- Bus stop approx. 300m away
- Direct route to Novaschool Añoreta (bilingual)
- Shops, cafés, and daily amenities nearby
- 40 minutes to Málaga Airport
- Just over 1 hour to Sierra Nevada (sea & ski lifestyle)

This balance of convenience and coastal calm is one of the property's strongest long-term advantages.



LONG-TERM VALUE CONTEXT

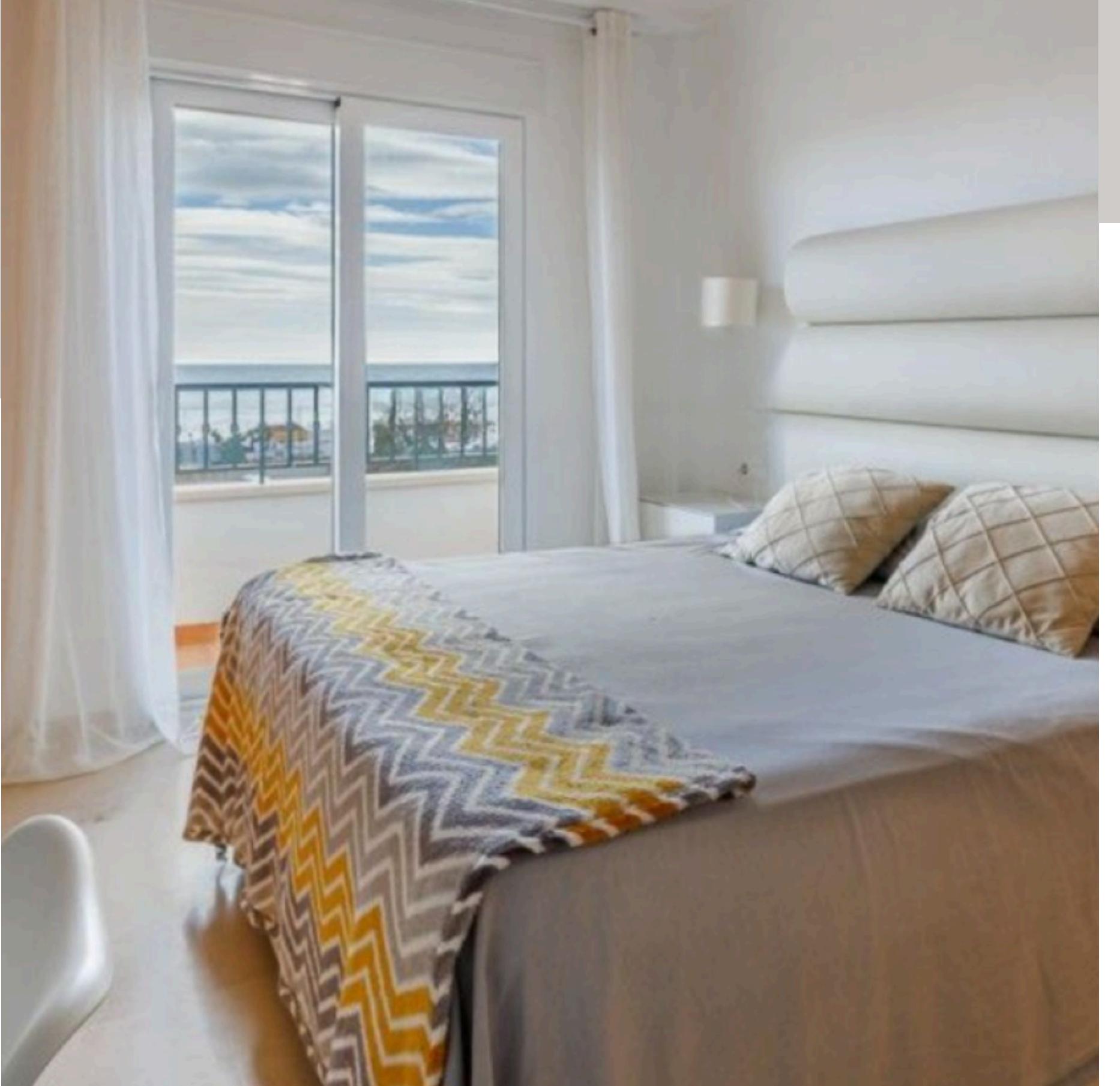
Understanding the Market

Frontline villas with protected sea views are increasingly rare along the Costa del Sol.

In Torrox and the wider East Costa del Sol:

- Demand remains strong for well-located, lifestyle-led homes
- Supply of true frontline properties is extremely limited
- Historically, this segment has shown steady long-term growth

We include market context to support informed decisions — not to pressure outcomes.











IS THIS HOME RIGHT FOR YOU?

Buyer Fit Checklist

This property is particularly well suited if you:

- Want a home, not just an asset
- Value views, orientation, and outdoor living
- Prefer established areas over new-build density
- Are buying for lifestyle with long-term confidence in mind

If that sounds like you, the next step is not a viewing — it's a conversation.



How PCC Supports you as a Buyer

Buying with Confidence in Spain

At PCC Property, we work buyer-first.
For you, that means:

- Clear guidance on whether a property truly fits your needs
- Honest advice on value and pricing
- Confident negotiation on your behalf
- Coordination with trusted legal and professional partners
- A calm, structured process — even if you're buying from abroad

Our role is to remove uncertainty, not add pressure.

Next Step

What happens now?

If this property has caught your attention, the next step is simple:

A short, no-obligation buyer consultation to:

- Confirm suitability
- Answer practical questions
- Discuss timing, process, and next steps
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No sales pressure. No rushed decisions. Just clarity.





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