

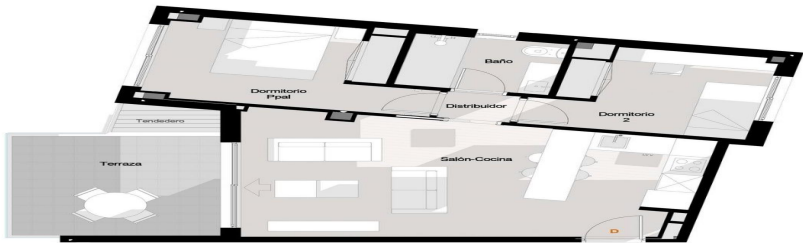


## Apartment for sale in Estepona

489,700 €

Reference: N8621   Bedrooms: 2   Bathrooms: 1   Build Size: 72m2   Terrace: 10m2





PORTAL 1	PUERTA D	Nº DORMITORIO[S] 2
<b>SUPERFICIES DE VIVIENDA</b>		
<b>Superficie útil</b>		<b>Vivienda Tipo VS.4</b>
Salón-Cocina		25,77 m²
Distribuidor		6,99 m²
Dormitorio Principal		12,30 m²
Baño		5,00 m²
Dormitorio 2		6,94 m²
Viv. Exterior		2,00 m²
Terraza		10,42 m²
Viv. Interior		10,42 m²
Superficie útil Vivienda:		80,14 m²

<b>Superficie construida Vivienda</b>	<b>67,01 m²</b>
<b>Superficie construida S.O.J.A.</b>	<b>72,70 m²</b>







### **Costa del Sol, Estepona (town)**

New Build Apartments in Estepona: Luxury and Comfort on the Costa del Sol Exclusive homes just a few metres from the sea Discover this exclusive residential complex in the heart of Estepona, a unique opportunity to enjoy the vibrant coastal life of the Costa del Sol. Just 200 metres from the beach and the port of Estepona, this complex of 22 flats redefines luxury and comfort with modern design and breathtaking views of the Mediterranean Sea, the Rock of Gibraltar and the African coast. Modern design and spacious living spaces This new development offers 2 and 3 bedroom flats with optimized layouts for maximum comfort. From the highest floors, residents will be able to enjoy breathtaking sunsets over the sea. In addition, each flat includes a parking space for added convenience. The ground floors have private gardens, the middle floors have spacious terraces and the penthouses have private solariums, providing an ideal space to relax and enjoy the exceptional climate of the Costa del Sol. Communal areas and premium services The complex offers first class facilities that guarantee an unrivalled living experience: Communal swimming pool, perfect for enjoying the sun all year round. High quality finishes and elegant design in every detail. Privileged location close to essential services, restaurants and leisure activities. Unbeatable location: close to everything you need. Estepona is an exceptional destination on the Costa del Sol, renowned for its traditional charm and modern infrastructure. Its old town is full of cobbled streets, flowery squares and a vibrant cultural offer with museums, art galleries and events throughout the year. From this urbanisation, you will have easy access to the main points of interest in the region: Estepona Port: 200 m Marbella: 30 km Puerto Banús: 20 km Malaga Airport: 80 km Ronda: 60 km Tarifa: 70 km For sports enthusiasts, Estepona is surrounded by some of the best golf courses on the Costa del Sol, as well as tennis, paddle tennis and water sports facilities. You can also explore the Alcornocales Natural Park and the Sierra Bermeja mountain range, ideal for hiking and outdoor adventures. Your new home on the Costa del Sol awaits you Whether as a first or second home, holiday home or investment, this development is the perfect choice for those seeking an exclusive lifestyle, surrounded by natural beauty and modern comforts. Don't miss this opportunity and discover your paradise by the sea!



**Features:**

**Features**

- Near Bus Route
- Location: Coastal, Urbanisation
- Terrace: 10 Msq.
- Parking - Space
- Near schools
- Communal Pool
- Near Commercial Center
- Number of Parking Spaces: 1
- Gated
- Air Conditioning: Pre-Installed
- Beach: 250 Meters
- Double Bedrooms: 2
- Elevator/Lift
- Useable Build Space: 49 Msq.

**Energy Rating**

B

**CO2 Emission Rating**

B