



# Middle Floor Apartment for sale in Estepona

390,000 €

Reference: R5064301 Bedrooms: 2 Bathrooms: 3 Build Size: 98m<sup>2</sup> Terrace: 7m<sup>2</sup>





## Costa del Sol, Estepona (town)

This modern two-bedroom apartment is located in the heart of Estepona, near the beach, shops, schools, and parks. With easy access to both the A-7 coast road and the AP-7 motorway, the location is ideal for getting around the Costa del Sol. Marbella is a 20-minute drive, and the area is well-connected by public transport too. Supermarkets, pharmacies, and cafés are all nearby, and several international schools and medical centres are within a short drive. The surrounding area offers excellent sports and leisure options, including golf courses, gyms, and the popular La Lobilla dog park just around the corner.

The apartment has a total built size of 98m<sup>2</sup>, with 84m<sup>2</sup> of usable interior space. Inside, you'll find a bright, open-plan living and dining area with a modern finish and large windows. The kitchen is integrated into the living space, offering a practical layout for everyday living and entertaining. There are two good-sized bedrooms, each with its own en-suite bathroom for added privacy and comfort. Two additional toilets also provide extra convenience for families and guests. The living room opens onto a terrace, a great spot to relax or enjoy a meal outdoors in the warm Estepona climate. Additional features include double-glazed windows and a video entrance system.

Residents can access a well-kept communal pool and garden, perfect for relaxing or socialising. A children's play area is also on-site, making this a good choice for young families. The apartment includes a private garage space, offering secure parking and storage. Everything you need is nearby, from everyday essentials to outdoor activities like golf, paddle tennis, and beach walks. Whether you're looking for a primary home, holiday property, or rental investment, this apartment combines comfort, location, and practicality in one of Estepona's most convenient central neighbourhoods.

**IMPORTANT:** short term rentals are allowed. The apartment has a valid rental license.

All property information provided comes directly from the owner. The listing agent acts solely as an intermediary and cannot guarantee the accuracy or completeness of these details. Prospective buyers are encouraged to conduct their own due diligence to verify important information. Thank you for your understanding.



## Features:

### Features

Lift  
Near Transport  
Storage Room  
Ensuite Bathroom  
Double Glazing  
Fitted Wardrobes  
WiFi

### Views

Garden  
Pool

### Pool

Communal

### Parking

Private

### Orientation

East

### Setting

Close To Shops  
Close To Schools  
Close To Sea  
Close To Town

### Garden

Communal

### Utilities

Solar water heating

### Climate Control

Air Conditioning

### Condition

Excellent

### Security

Gated Complex  
Alarm System  
Electric Blinds  
Entry Phone