Sales - Apartment - Estepona

289.000€







Ref.-ID: R5021248 **Estepona** **Apartment**

Community: 600 EUR / year **IBI: 356 EUR / year** **Rubbish: 120 EUR / year** **3** **1** **101 m2**

HUERTA NUEVA - ESTEPONA Magnificent apartment located in Huerta Nueva, in the heart of Estepona, just a five-minute walk from the beach and the promenade, combining the convenience of easy access with the privacy and natural light of an exterior apartment. Its excellent location offers direct access to wide avenues and the new Boulevard that connects to the old town, as well as proximity to the Town Hall, municipal parking, medical centers, and the city's main shopping and leisure areas, guaranteeing high investment potential. The apartment stands out for its spaciousness and brightness. Thanks to its dual east-west orientation, it enjoys natural light throughout the day, providing a pleasant temperature in both summer and winter. Furthermore, being adapted for people with reduced mobility, it offers multiple possibilities for redistribution or renovation according to the buyer's needs. This apartment, located on a mezzanine level, comprises a living room, three bedrooms, a bathroom, and a kitchen, arranged on either side of a wide central hallway. All rooms are exterior-facing, with morning and afternoon light, and the property is being sold unfurnished. Don't miss this opportunity and come visit it with us. In compliance with Decree 218/2005 of October 11, issued by the Regional Government of Andalusia, the client is informed that notary, registration, and property transfer tax (ITP) expenses are not included in the price. Real estate brokerage fees are included. The consumer has the right to receive a copy of the Abbreviated Information Document (DIA) for the property.

Setting
- ✔ Town
- ✔ Commercial Area
- ✔ Village
- ✔ Close To Port
- ✔ Close To Shops
- ✔ Close To Sea
- ✔ Close To Schools

Orientation
- ✔ East Facing
- ✔ West Facing

Condition
- ✔ Good Condition
- ✔ Renovation Required

Views
- ✔ Urban Views
- ✔ Street Views

Features
- ✔ Lift
- ✔ Near Transport

Furniture
- ✔ Not Furnished

Kitchen
- ✔ Not Fitted Kitchen

Utilities
- ✔ Electricity
- ✔ Drinkable Water
- ✔ Telephone

Category
- ✔ Investment
- ✔ Resale