

## Sales - Apartment - Estepona

**450.000€**



**Ref.-ID: R5116465**

**Estepona**

**Apartment**

**Community: 2,808 EUR / year   IBI: 600 EUR / year**

**Rubbish: 170 EUR / year**

2   2

140 m<sup>2</sup>   40 m<sup>2</sup>

Elegant Ground-Floor Apartment with Large Terrace and Private Garden in a Prestigious Gated Community Discover refined living in this luxurious ground-floor apartment, located within one of the area's most sought-after gated communities. Just minutes by car from the beach, Benahavís, and the vibrant Puerto Banús, this residence offers exceptional convenience and lifestyle appeal. Perfectly positioned near a wide range of amenities—including several premier golf courses, an international school, cafés, and a large supermarket. Property Features: Two spacious bedrooms and two modern bathrooms Bright and airy living room with floor-to-ceiling windows and electric blinds Fully equipped kitchen with a separate utility room (including washer and dryer) Expansive private terrace. Community Amenities: 24-hour gated security with on-site guards Four outdoor swimming pools Indoor spa complex with heated pool, gym, and sauna Secure underground parking with direct lift access to the apartment Storage room. This beautifully maintained community combines comfort, security, and resort-style facilities in an unbeatable location—ideal for discerning international buyers seeking a holiday home, investment property, or year-round residence on the Costa del Sol.

**Setting**

- ✓ Close To Shops
- ✓ Close To Sea
- ✓ Close To Town
- ✓ Close To Schools
- ✓ Urbanisation

**Features**

- ✓ Covered Terrace
- ✓ Lift
- ✓ Private Terrace
- ✓ Gym
- ✓ Sauna
- ✓ Storage Room
- ✓ Ensuite Bathroom
- ✓ Marble Flooring
- ✓ Double Glazing

**Utilities**

- ✓ Electricity

**Orientation**

- ✓ South West

**Condition**

- ✓ Excellent

**Pool**

- ✓ Communal
- ✓ Indoor
- ✓ Heated

**Climate Control**

- ✓ Air Conditioning
- ✓ Hot A/C
- ✓ Cold A/C
- ✓ U/F/H Bathrooms

**Views**

- ✓ Garden

**Furniture**

- ✓ Optional

**Kitchen**

- ✓ Fully Fitted

**Garden**

- ✓ Communal
- ✓ Private

**Security**

- ✓ Gated Complex
- ✓ Entry Phone
- ✓ 24 Hour Security

**Parking**

- ✓ Underground

**Category**

- ✓ Luxury
- ✓ Resale