

**Sales - Apartment - Estepona**  
**249.000€**



**Ref.-ID: R5136109**

**Estepona**

**Apartment**

**Community: 1,068 EUR / year**

**IBI: 274 EUR / year**

**Rubbish: 98 EUR / year**



**1**



**1**



**72 m2**

Located in a privileged area, just a one-minute walk from Estepona's marina, with shops, supermarkets, restaurants, and public transport all within easy reach. The famous El Cristo Beach is less than 500 meters from the entrance, making the use of a car unnecessary—although there is plenty of parking available in the area. This first-floor apartment features a spacious, fully equipped kitchen and a bright south-facing living room with access to a sunny private terrace offering beautiful views of the community gardens and partial sea views. The perfect spot to enjoy at any time of the day. The property includes a well-sized family bathroom and a large double bedroom with generous built-in wardrobes. The well-established and well-maintained complex offers a semi-Olympic swimming pool—something rarely seen!—and an excellent tennis court for the exclusive use of residents. An ideal home to enjoy year-round or as a safe investment in a highly sought-after area. Easy to view.

**Setting**

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

**Orientation**

- ✓ South

**Condition**

- ✓ Good

**Pool**

- ✓ Communal

**Views**

- ✓ Sea
- ✓ Garden
- ✓ Pool

**Features**

- ✓ Covered Terrace
- ✓ Lift
- ✓ Fitted Wardrobes
- ✓ Near Transport
- ✓ Private Terrace
- ✓ Tennis Court
- ✓ Access for people with reduced mobility
- ✓ Marble Flooring
- ✓ Double Glazing
- ✓ Fiber Optic

**Furniture**

- ✓ Not Furnished

**Kitchen**

- ✓ Fully Fitted

**Garden**

- ✓ Communal

**Security**

- ✓ Gated Complex
- ✓ Entry Phone

**Parking**

- ✓ Street
- ✓ Communal

**Utilities**

- ✓ Electricity

**Category**

- ✓ Bargain