

Sales - Apartment - Estepona

450.000€



Ref.-ID: R5482105

Estepona

Apartment

Community: 1,800 EUR / year

IBI: 300 EUR / year



2



2



100 m2

???? Licensed Holiday Investment in La Resina Golf – Estepona Welcome to turnkey Costa del Sol living — with income ready from day one. Located in the sought-after La Concha-Resina Golf area of Estepona, this exceptional 2-bedroom apartment combines space, sunlight, privacy — and most importantly — a registered tourist licence (VFT). That means: ???? You can legally rent short-term immediately. No waiting. No paperwork delays. No uncertainty. □ The Property 135m² built with generous proportions 2 large double bedrooms 2 bathrooms (including en-suite) Bright open-plan living & dining area Fully fitted kitchen + separate utility room Expansive south-west facing terrace (all-day sun & sunset views) Central air conditioning Underground parking space included Private storage room included The terrace alone sells this property — ideal for holiday guests and lifestyle buyers alike. ???? The Community Gated urbanisation Beautifully maintained gardens Large communal swimming pool Peaceful golf-side setting Minutes to beaches, restaurants & A-7 access Quiet, secure, and highly rentable. ???? Why This Is a Smart Buy ✓ Active tourist licence (huge value add) ✓ Strong demand area for short-term rentals ✓ Ideal south-west orientation ✓ Parking + storage (rental premium feature) ✓ Attractive price point for this size & location This is not just an apartment. It's a ready-made income-producing asset on the Costa del Sol. Perfect for: Investors seeking yield Buyers wanting a holiday home that pays for itself Relocation buyers who want flexibility Opportunities with a tourist licence already in place are increasingly rare in this area. ???? Enquire now — before someone else locks in the returns.

- Setting**
- ✓ Close To Sea
 - ✓ Urbanisation

- Orientation**
- ✓ South West

- Condition**
- ✓ Excellent

- Pool**
- ✓ Communal

- Climate Control**
- ✓ Air Conditioning
 - ✓ Pre Installed A/C
 - ✓ Hot A/C
 - ✓ Cold A/C
 - ✓ Central Heating

- Views**
- ✓ Sea
 - ✓ Mountain
 - ✓ Golf
 - ✓ Country
 - ✓ Panoramic
 - ✓ Pool
 - ✓ Urban

- Features**
- ✓ Covered Terrace
 - ✓ Fitted Wardrobes
 - ✓ Private Terrace
 - ✓ Solarium
 - ✓ WiFi
 - ✓ Storage Room
 - ✓ Utility Room
 - ✓ Ensuite Bathroom
 - ✓ Barbeque
 - ✓ Double Glazing
 - ✓ Near Mosque

- Furniture**
- ✓ Fully Furnished

- Kitchen**
- ✓ Fully Fitted

- Garden**
- ✓ Communal

- Security**
- ✓ Gated Complex
 - ✓ 24 Hour Security
 - ✓ Safe

- Parking**
- ✓ Underground
 - ✓ Covered
 - ✓ Street
 - ✓ Private

- Utilities**
- ✓ Electricity
 - ✓ Drinkable Water
 - ✓ Telephone

- Category**
- ✓ Bargain
 - ✓ Golf
 - ✓ Holiday Homes
 - ✓ Investment
 - ✓ Luxury
 - ✓ Resale