EK
ARBAT ESTATES

**Sales - House - Estepona**

**899.000€**

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**Ref.-ID: R5161600** **Estepona** **House**

**Community: 2,856 EUR / year** **IBI: 712 EUR / year** **Rubbish: 137 EUR / year** **3** **2.5** **134 m2**

This townhouse in Los Miradores del Sol, Bel-Air Estepona, is one of the very best units in the community, built in 2022 and presented in excellent condition with high-quality materials throughout. It offers a smart layout and generously sized bedrooms. The ground floor has an open plan kitchen and living area that flows naturally out to the south-facing terrace, ideal for everyday living and social gatherings. A guest bathroom is also located on this level. On the first floor you will find three spacious bedrooms. The master bedroom features an ensuite bathroom, a walk-in closet, and access to its own private terrace. The two additional bedrooms are generously sized, both with excellent storage, and they share a family bathroom. The highlight of the property is the large rooftop solarium – a private oasis with stunning sea views and sun all day long. With plenty of space for a dining area, lounge, and outdoor kitchen, it is the perfect place for relaxing, entertaining, and enjoying Marbella's sunsets. The property also includes garage parking and storage rooms. The community of Los Miradores del Sol offers a swimming pool and landscaped gardens for residents. With close proximity to beaches, golf courses, restaurants, supermarkets, and shopping, this is an ideal home for those who want to combine modern living with the Mediterranean lifestyle.

**Orientation**
✔ South Facing

**Pool**
✔ Communal Pool

**Views**
✔ Pool Views

**Garden**
✔ Communal Garden

**Parking**
✔ Private Parking