EK
ARBAT ESTATES

Sales - Apartment - Estepona

495.000€

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Ref.-ID: R5382157 **Estepona** **Apartment**

Community: 2,700 EUR / year **IBI: 500 EUR / year** **Rubbish: 175 EUR / year** **3** **3** **145 m2**

PRICE REDUCTION! A rare opportunity to acquire a superb 3-bedroom duplex penthouse apartment in the sought-after gated community of Las Jacarandas, Bel Air, Estepona. Set within a long-established and well-maintained community, this exceptional property offers generous living space, abundant natural light, and impressive open views in a highly convenient location. The community itself is beautifully presented and boasts two large outdoor swimming pools surrounded by lush landscaped gardens, a charming courtyard terrace with citrus trees, and an impressive entrance and reception area, all contributing to a sense of quality and tranquillity. On entering the apartment, you are immediately welcomed into a spacious open-plan living area comprising the lounge, dining room, kitchen, and breakfast area. Benefiting from dual east- and west-facing aspects, the property enjoys excellent natural light throughout the day. The galley-style kitchen opens to a breakfast room overlooking the immaculate community gardens and swimming pools. From the main living space, large floor-to-ceiling sliding doors lead onto a generous morning terrace, where panoramic views extend across the landscaped surroundings to La Concha, the mountains, and the sea. The glass balustrades on the terraces ensure uninterrupted views, even when seated, enhancing the sense of openness and connection to the surroundings. A beautifully tiled staircase provides access to the impressive rooftop solarium, complete with a shaded pergola and dining area, outdoor shower, and ample space for sunbathing and relaxation. This outstanding area offers excellent potential to create a bespoke rooftop entertaining space, with water and electricity already in place for the installation of an outdoor kitchen. Accommodation is well balanced, with a guest double bedroom on the upper level enjoying its own ensuite bathroom and excellent storage. On the main level, the primary bedroom suite features a Juliet balcony and views across the gardens, while a further double bedroom with direct access to the terrace is served by a third full bathroom. Additional features include newly installed air conditioning, and glass balustrades on all terraces. Plus an option to acquire 2 underground parking spaces for an additional 39,000E.each . Bel Air is a highly regarded residential area ideally positioned between San Pedro and Estepona, offering easy access to golf, beaches, restaurants, schools, supermarkets, cafés, gyms, tennis facilities, and public transport, all within walking distance. Early viewing is strongly recommended.

Setting
- ✔ Close To Shops

Orientation
- ✔ East Facing
- ✔ South Facing
- ✔ South West Orientation
- ✔ West Facing

Condition
- ✔ Good Condition

Pool
- ✔ Communal Pool
- ✔ Childrens Pool

Climate Control
- ✔ Air Conditioning
- ✔ Hot A/C
- ✔ Cold A/C

Views
- ✔ Sea Views
- ✔ Mountain Views
- ✔ Country Views
- ✔ Panoramic Views
- ✔ Garden Views
- ✔ Pool Views

Features
- ✔ Lift
- ✔ Fitted Wardrobes
- ✔ Near Transport
- ✔ Private Terrace
- ✔ Solarium
- ✔ Satellite TV
- ✔ WiFi
- ✔ Ensuite Bathroom
- ✔ Disabled Access

Furniture
- ✔ Fully Furnished

Kitchen
- ✔ Fully Fitted Kitchen

Garden
- ✔ Communal Garden

Security
- ✔ Gated Complex
- ✔ Entry Phone

Parking
- ✔ Underground Parking
- ✔ Garage
- ✔ Multiple Parking Spaces

Utilities
- ✔ Electricity

Category
- ✔ Holiday Homes
- ✔ Investment
- ✔ Resale