

Sales - Apartment - Estepona
1.550.000€

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Ref.-ID: R5437075

Estepona

Apartment

IBI: 931 EUR / year



3



3



203 m2

Some residences impress with their generous proportions. Others stand out for their prestigious location. Only a select few combine exceptional architecture, complete privacy, remarkable outdoor living and one of the Costa del Sol's most sought-after addresses. Located within Alhambra del Golf Phase IV, an exclusive gated community in the heart of Guadalmina Baja, this magnificent duplex penthouse offers a rare opportunity to enjoy a lifestyle where luxury, tranquillity and proximity to the Mediterranean blend seamlessly. Offering 203 m² of built area and more than 130 m² of terraces, the residence has been designed for those who appreciate spacious living, privacy and an effortless connection between indoor and outdoor spaces. Its southwest orientation ensures abundant natural light throughout the day while providing unforgettable Mediterranean sunsets. The elegant open-plan living and dining area extends onto a generous main terrace, creating a seamless flow between the interior and exterior. The fully fitted kitchen, complemented by a separate utility room, combines functionality with timeless contemporary design. The private accommodation comprises three spacious bedrooms and three beautifully appointed bathrooms, with the impressive principal suite offering an exceptional sense of comfort, privacy and refinement. Large built-in wardrobes provide excellent storage, while premium specifications include independently controlled underfloor heating throughout, hot and cold air conditioning, and high-performance double glazing. One of the property's most remarkable features is undoubtedly its extraordinary private rooftop solarium, occupying an entire additional level with a surface area comparable to that of the apartment itself. Designed as an exclusive outdoor sanctuary, this spectacular space features a barbecue area, multiple lounge and entertaining areas, and breathtaking 360-degree panoramic views stretching across the surrounding gardens, golf courses and the beautiful landscape of Guadalmina Baja. The property also benefits from two underground parking spaces and two private storage rooms, adding a level of practicality rarely found, even within Marbella's luxury property market. Alhambra del Golf Phase IV is an elegant gated development surrounded by beautifully landscaped tropical gardens, an impressive communal swimming pool and an atmosphere of complete privacy and security, making it equally appealing as a permanent residence or an exclusive holiday home. Its privileged location places the beaches of Guadalmina just moments away, together with some of Europe's finest golf courses, prestigious international schools, gourmet restaurants, Puerto Banús and every essential amenity required to enjoy an exceptional Mediterranean lifestyle. A Timeless Investment Properties of this calibre in an established and highly desirable location such as Guadalmina Baja are increasingly scarce. The combination of generous living spaces, outstanding outdoor areas, exceptional privacy and a prime address makes this triplex penthouse a compelling investment with excellent long-term capital appreciation potential. Whether as a primary residence, an elegant second home or a strategic real estate investment, this is a property that offers an exceptional balance of lifestyle, exclusivity and enduring value. A residence created for those who understand that true luxury is measured not simply by square metres, but by the quality of life it provides.

Setting ✓ Beachside ✓ Close To Shops ✓ Close To Sea ✓ Close To Town ✓ Close To Schools	Orientation ✓ South East	Condition ✓ Excellent	Pool ✓ Communal	Climate Control ✓ Air Conditioning ✓ Central Heating ✓ Fireplace ✓ U/F Heating ✓ U/F/H Bathrooms	Views ✓ Sea ✓ Mountain ✓ Golf ✓ Panoramic ✓ Garden ✓ Pool ✓ Urban ✓ Street
Features ✓ Covered Terrace ✓ Lift ✓ Fitted Wardrobes ✓ Near Transport ✓ Private Terrace ✓ Solarium ✓ Paddle Tennis ✓ Utility Room ✓ Ensuite Bathroom ✓ Barbeque ✓ Double Glazing ✓ Basement	Furniture ✓ Not Furnished	Kitchen ✓ Partially Fitted ✓ Kitchen-Lounge	Garden ✓ Communal	Security ✓ Gated Complex ✓ Electric Blinds ✓ 24 Hour Security	Parking ✓ More Than One ✓ Private
Utilities ✓ Electricity ✓ Drinkable Water	Category ✓ Golf				