EK
ARBAT ESTATES

Sales - Apartment - Estepona

370.000€

www.arbatestates.com
+34 606 84 36 45
+34 602 51 80 97
info@arbatestates.com







Ref.-ID: R5482249 | **Estepona** | **Apartment**

2 | **2** | **82 m2**

Welcome to this beautifully presented 2-bedroom, 2-bathroom apartment located in the sought-after area of Buenas Noches, Estepona. Offering an impressive 117sqm of internal space, this spacious property combines comfort, style, and investment potential on the Costa del Sol. The apartment features a bright open-plan living and dining area with direct access to a generous terrace, perfect for outdoor dining, relaxing, and enjoying the Mediterranean lifestyle. The fully equipped kitchen is modern and functional, while both bedrooms are generously sized with fitted wardrobes, including a master suite with en-suite bathroom. Positioned in a peaceful yet convenient location close to the beach, Estepona town, golf courses, and local amenities, this property is ideal as a permanent residence, holiday home, or high-performing rental investment. A valuable added benefit is the active tourist licence already in place, allowing the property to be legally rented for short-term holiday lets from day one. Key Features: • 2 Bedrooms • 2 Bathrooms • 117sqm built area • Spacious terrace • Bright open-plan layout • Tourist licence in place • Excellent rental potential • Close to beaches, golf & Estepona town • Ideal investment or holiday home A fantastic opportunity to own a stylish Costa del Sol apartment with immediate income potential in one of Estepona’s growing residential areas.

Setting
- ✔ Close To Port
- ✔ Close To Shops
- ✔ Close To Town
- ✔ Close To Schools
- ✔ Close To Marina
- ✔ Urbanisation

Orientation
- ✔ South Facing

Condition
- ✔ Excellent Condition
- ✔ Good Condition

Pool
- ✔ Communal Pool

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

Views
- ✔ Garden Views
- ✔ Urban Views

Features
- ✔ Covered Terrace
- ✔ Lift
- ✔ Fitted Wardrobes
- ✔ Private Terrace
- ✔ WiFi
- ✔ Storage Room
- ✔ Ensuite Bathroom
- ✔ Marble Flooring
- ✔ Fiber Optic

Furniture
- ✔ Fully Furnished

Kitchen
- ✔ Fully Fitted Kitchen

Garden
- ✔ Communal Garden

Security
- ✔ Gated Complex
- ✔ Entry Phone
- ✔ Safe

Parking
- ✔ Garage
- ✔ Communal Parking

Utilities
- ✔ Electricity
- ✔ Drinkable Water

Category
- ✔ Bargain
- ✔ Cheap
- ✔ Holiday Homes
- ✔ Investment