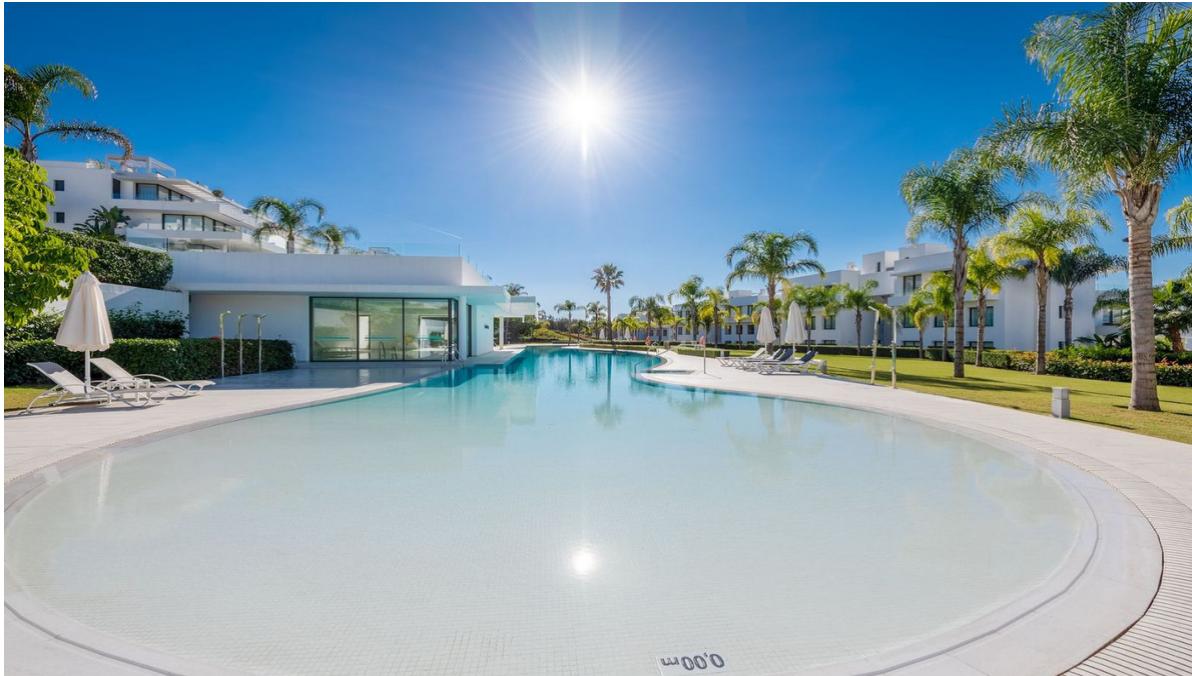


Продажа - Апартамент - Estepona
825.000€



Ref.-ID: R5139946

Estepona

Коммунальные: 3,888 EUR / год

ИБИ: 422 EUR / год

Мусор: 147 EUR / год

Апартамент



2



2



91 m²

Located in the sought-after Cataleya Phase 2, this rare 2-bedroom first-floor apartment combines modern luxury, expansive outdoor living, and a prime Costa del Sol address. With only three apartments of this layout in the entire development, it offers unmatched exclusivity. With 91 m² of elegant interior space and an impressive 81 m² terrace, this home is designed for the Mediterranean lifestyle. The spacious open-plan kitchen and living area connect seamlessly to the expansive terrace through floor-to-ceiling sliding glass doors, creating a light-filled environment perfect for both entertaining and relaxation. This apartment is being sold fully furnished with high-end designer furniture, allowing you to move in and enjoy a turnkey luxury home from day one. The master suite features an en-suite bathroom, built-in wardrobes, and direct access to the terrace. The second double bedroom also opens onto the terrace, ensuring natural light and privacy throughout. Exclusive Features & Amenities • 91 m² of beautifully designed interior space • 81 m² private terrace with space for dining & lounging • Sold fully furnished with luxury designer furniture • Modern open-plan kitchen with premium appliances • Master suite with en-suite bathroom & terrace access • Additional double bedroom with terrace access • Gated community with 24h security • Heated pool & 450 m² saltwater outdoor pool • Underground parking & private storage room Rental license in place Prime Location Between Marbella & Estepona Set within a secure, low-density development with lush gardens and resort-style facilities, Cataleya Phase 2 enjoys a privileged location: Estepona / San Pedro border – peaceful yet connected Walking distance to Atalaya Golf Club Just 2 km from the beach 17 minutes to Marbella & 17 minutes to Estepona 45 minutes to Málaga Airport

Расположение	ОРИЕНТАЦИЯ	Состояние	бассейн	Климат-контроль	вид
✓ Близко к школам ✓ Урбанизация	✓ Юго-запад	✓ Отличное	✓ Общий ✓ Закрытый ✓ С подогревом	✓ Кондиционер ✓ Кондиционер холодного воздуха ✓ Кондиционер горячего воздуха	✓ Горы ✓ Панорамный
Особенности	Мебель	Кухня	Сад	меры безопасности	Парковка
✓ Крытая терраса ✓ Лифт ✓ Встроенные шкафы ✓ Приватная терраса ✓ Кладовка ✓ Ванная комната ✓ Двойные стеклопакеты	✓ Полностью меблированный	✓ Полностью оборудованная	✓ Общественный ✓ Ландшафтный дизайн	✓ Огражденный комплекс ✓ Домофон ✓ Сигнализация ✓ Охрана 24 часа	✓ Подземная ✓ Гараж ✓ С навесом ✓ Общая ✓ Приватная
Коммунальные услуги	Категория				
✓ Электричество	✓ Гольф ✓ Элитная				