



## Ground Floor Apartment for sale in Estepona, Estepona

**850,000 €**Reference: R5131663   Bedrooms: 2   Bathrooms: 2   Build Size: 133m<sup>2</sup>   Terrace: 17m<sup>2</sup>



## Costa del Sol, Estepona

Luxury Beachfront Apartment in the Prestigious "The Edge" – Estepona This exceptional apartment, located in the complex, offers everything you would expect from a premium beachfront property – modern design, top-quality finishes, spectacular views, and access to world-class amenities. **Property Description:** This spacious ground floor apartment offers approx. 121 m<sup>2</sup> of usable space and features 2 bedrooms, 2 elegant bathrooms, and a minimalist-style open-plan kitchen fully equipped with high-end appliances. The bright and airy living area leads directly to a 17 m<sup>2</sup> south-facing terrace with panoramic views of the Mediterranean Sea – the perfect spot to relax or enjoy al fresco dining. The price includes two underground parking spaces and a storage room, providing added convenience and storage space. **Key Features of the Apartment:** -South-facing orientation – plenty of natural light throughout the day - Sea views from the terrace -Smart home system -Underfloor heating, air conditioning, and energy-efficient aerothermal technology -Electric blinds, double glazing, and high-quality finishes -Premium kitchen appliances and an option to purchase fully furnished "The Edge" Complex – **A Unique Lifestyle Experience:** This luxurious beachfront development is the epitome of modern coastal living. Residents enjoy access to an impressive array of amenities: -Infinity outdoor swimming pool with sea views -Heated indoor pool, perfect for the winter months -Spa area with sauna and a fully equipped modern gym -Paddle tennis court, relaxation zones, and beautifully landscaped gardens -Club Nido (chiringuito) -24-hour security, surveillance, and controlled access **Location:** The complex is located in the western part of Estepona, with direct beach access. Nearby you'll find shops, restaurants, international schools, pharmacies, a hospital, and the marina – plus over 70 golf courses in the region, making it the perfect place to live or holiday all year round.



## Features:

Features	Orientation	Climate Control
Covered Terrace	South	Air Conditioning
Lift		Cold A/C
Private Terrace		Hot A/C
Ensuite Bathroom		Central Heating
Gym		
Sauna		
Utility Room		
Views	Setting	Condition
Sea	Beachside	Excellent
Garden	Close To Sea	
Pool	Close To Town	
Urban	Beachfront	
	Town	
	Front Line Beach Complex	
Pool	Furniture	Kitchen
Communal	Fully Furnished	Fully Fitted
Heated		
Indoor		
Garden	Security	Parking
Communal	Gated Complex	Underground
	24 Hour Security	
	Electric Blinds	
	Entry Phone	
	Safe	
Utilities	Category	
Electricity	Beachfront	
Drinkable Water		