



Ground Floor Apartment for sale in Estepona, Estepona

530.000€

Reference: R5192068 Bedrooms: 2 Bathrooms: 2 Build Size: 86m² Terrace: 57m²















Costa del Sol, Estepona

GROUND-FLOOR APARTMENT WITH LARGE TERRACE AND TOURIST LICENSE NEAR THE SEA. Privileged location in a charming Mediterranean-style complex, just 200 m from the beach and only a 5-minute drive from Estepona and the vibrant Duquesa Marina, where you'll find all kinds of services, restaurants, and leisure options. This beautiful ground-floor apartment stands out for its brightness, thanks to its southeast orientation, and for its magnificent newly renovated terrace, featuring glass curtains, an outdoor kitchen area, and elegant parquet flooring that adds warmth and style. The property, built with high-quality materials, offers two spacious bedrooms, carefully redesigned lighting that enhances every corner, and a practical anti-limescale system for greater comfort. From the terrace, you can enjoy pleasant views of the lush gardens, the communal pool, and a partial sea view. Located in a quiet and well-maintained community with a swimming pool and large green areas, this apartment also includes a parking space and a storage room. With a **tourist license obtained this year**, it represents an excellent opportunity both as an investment with high rental potential and as a cozy home by the sea. **A must-see — you'll love it!**





Features:

Caratteristiche Orientamento **Climate Control** Terrazza coperta Sud Aria condizionata

Ascensore Sud -est Freddo a/c Caldo a/c Vicino ai mezzi di trasporto

Terrazza privata TV satellitare Ripostiglio Bagno privato Doppio vetro Armadi a muro

Wifi

Ripostiglio Pavimenti in legno

Vicino alla chiesa Fibra ottica

Condominiale

Viste Collocamento Condizione **Eccellente** Mare Vicino al porto

Giardino Zona urbana Piscina Vicino al mare Vicino ai negozi Vicino alla città Vicino alle scuole

Città

Vicino alla foresta Vicino al porto

Piscina Mobilia Cucina

Parcheggio Giardino Sicurezza Condominiale Complesso residenziale privato Sotterraneo

Opzionale

Sistema di allarme Garage Privato

> Condominiale Categoria Valutazione energetica

Completamente arredata

Elettricità Case di vacanza D

Acqua potabile Investimento Telefono Distressed Rivendita

Valutazione delle emissioni di CO2

D

Utility