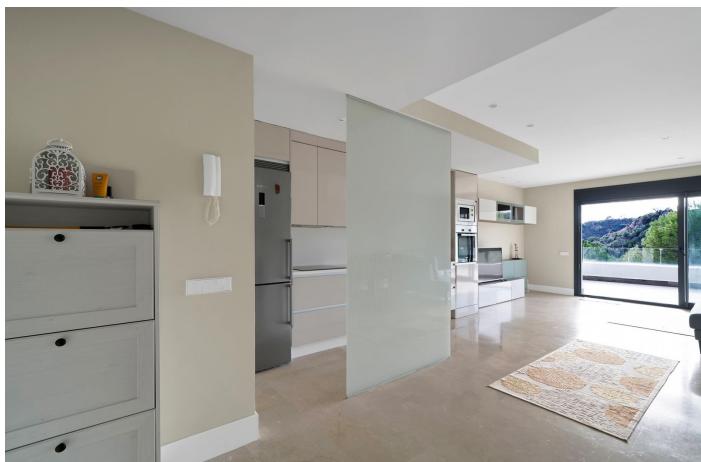




## Middle Floor Apartment for sale in Estepona, Estepona

**375,000 €**

Reference: R5289868   Bedrooms: 2   Bathrooms: 2   Build Size: 94m<sup>2</sup>





## Costa del Sol, Estepona

Modern 2-Bedroom Apartment with Large West-Facing Terrace in Ocean Hills, Estepona We are pleased to present this modern two-bedroom, two-bathroom apartment for sale in Estepona, located in the exclusive residential community of Ocean Hills, on Camino del Reloj. The apartment offers a bright living-dining room with an open-plan kitchen, designed for comfortable and contemporary living. The property has a west-facing orientation, providing pleasant afternoon and evening light. One of the standout features of this home is the spacious 54 m<sup>2</sup> private terrace, ideal for outdoor dining, relaxing, or enjoying the sunsets all year round. Both bedrooms have direct access to the terrace, enhancing the desirable indoor-outdoor lifestyle. The apartment features marble flooring throughout and includes a separate laundry room located next to the kitchen, adding practicality and convenience. The master bedroom is en suite, while the second bedroom is generously sized and served by a separate bathroom, making this apartment ideal as a permanent residence, holiday home, or investment property. The price includes an underground covered parking space and a private storage room, offering additional value and comfort. Community Features & Location Ocean Hills is a secure and well-maintained residential complex offering excellent amenities, including: •Communal swimming pools •Fully equipped gym •Landscaped communal gardens •Quiet and private surroundings The property is situated in a privileged area of Estepona, close to golf courses, beaches, shops, restaurants, and international schools, with easy access to the A-7 and the town center. An excellent opportunity to purchase a modern apartment in Estepona with a large west-facing terrace, parking, storage room, swimming pool, and gym, in a prime residential location on the Costa del Sol. The abbreviated information document is available to you. Expenses: Taxes (ITP or VAT+AJD) + Notarial and registration expenses. NG1.



## Features:

| Features                                | Climate Control | Pool                |
|---|-----------------|---------------------|
| Lift                                    | Central Heating | Communal            |
| Wood Flooring                           |                 |                     |
| Access for people with reduced mobility |                 |                     |
| Furniture                               | Energy Rating   | CO2 Emission Rating |
| Not Furnished                           | E               | D                   |