



## Middle Floor Apartment for sale in Estepona, Estepona

**475,000 €**

Reference: R5202040   Bedrooms: 3   Bathrooms: 3   Plot Size: 100m<sup>2</sup>   Build Size: 146m<sup>2</sup>   Terrace: 20m<sup>2</sup>





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## Costa del Sol, Estepona

Nestled in the picturesque town of Estepona, Malaga, this newly built three-bedroom apartment offers a harmonious blend of modern design and convenience. Exclusively available through sole agency, this property is a prime example of contemporary living, boasting a total built area of 146.8m<sup>2</sup>, including a spacious interior of 92m<sup>2</sup> and a delightful terrace spanning 20.8m<sup>2</sup>. Its location is ideal, with proximity to amenities, transport links, shops, schools, and restaurants, making it a perfect choice for families or professionals seeking a vibrant yet tranquil lifestyle. The apartment features three generously sized bedrooms, including one with an en-suite bathroom, complemented by an additional bathroom and two toilets. The living spaces are thoughtfully designed, comprising a bright and airy living room, a dining area, and a fully fitted, equipped kitchen with a utility room. High-quality finishes and modern conveniences such as air conditioning, central heating, and a ceiling cooling system ensure year-round comfort. The property also benefits from advanced aerothermic technology and solar panels, reflecting a commitment to energy efficiency. Outdoor living is equally impressive, with a private terrace offering partial sea views and panoramic vistas of the surrounding cityscape. The communal areas include a beautifully maintained garden and a refreshing swimming pool, perfect for relaxation and socialising. Additional features such as a covered terrace, uncovered terrace, and a balcony provide versatile spaces to enjoy the Mediterranean climate. Security and accessibility are paramount, with a gated community, surveillance cameras, video entrance, and an armoured door ensuring peace of mind. The apartment is handicap accessible and includes a private garage, lift access, and ample storage options, including a basement and storage room. With its excellent condition, modern amenities, and prime location, this property represents an exceptional opportunity to experience the best of Estepona living.



## Features:

### Features

Covered Terrace  
Lift  
Near Transport  
Private Terrace  
Storage Room  
Ensuite Bathroom  
Double Glazing  
Fitted Wardrobes  
Utility Room  
WiFi  
Fiber Optic  
Basement

### Views

Sea  
Panoramic  
Pool

### Pool

Communal

### Garden

Communal

### Utilities

Solar water heating

### Orientation

South

### Setting

Close To Shops  
Close To Town  
Close To Schools

### Furniture

Optional

### Security

Gated Complex  
Alarm System  
Entry Phone  
CO2 Emission Rating  
B

### Climate Control

Air Conditioning  
Central Heating

### Condition

Good  
Excellent  
Recently Renovated  
New Construction

### Kitchen

Partially Fitted

### Parking

Private

### Energy Rating

B