



Middle Floor Apartment for sale in Estepona, Estepona

825,000 €

Reference: R5139946 Bedrooms: 2 Bathrooms: 2 Build Size: 91m² Terrace: 81m²





Costa del Sol, Estepona

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 with 90% booking rate.

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



Features:

Features

Covered Terrace
Lift
Private Terrace
Storage Room
Ensuite Bathroom
Double Glazing
Fitted Wardrobes

Views

Mountain
Panoramic

Pool

Communal
Heated

Indoor

Garden

Communal
Landscaped

Utilities

Electricity

Orientation

South West

Setting

Urbanisation
Close To Schools

Furniture

Fully Furnished

Security

Gated Complex
24 Hour Security
Alarm System
Entry Phone

Category

Golf
Luxury

Climate Control

Air Conditioning
Cold A/C
Hot A/C

Condition

Excellent

Kitchen

Fully Fitted

Parking

Underground
Garage
Private
Covered
Communal