



## Middle Floor Apartment for sale in Estepona, Estepona

**320,000 €**

Reference: R5203042 Bedrooms: 1 Bathrooms: 1 Build Size: 109m<sup>2</sup> Terrace: 12m<sup>2</sup>





info@sparklinghomesmarbella.es

+34 662 377 539

## Costa del Sol, Estepona

Discover this stunning, freshly renovated apartment in the exclusive Balcones del Mar urbanisation in Estepona, on the vibrant Costa del Sol. Nestled just a stone's throw from the golden sands of the beach, the iconic Mirador del Carmen socio-cultural centre with its breathtaking panoramic views, and the lively seafront promenade, this property offers the perfect blend of tranquillity and convenience. Enjoy easy access to the bustling Puerto Deportivo de Estepona, renowned for its restaurants, leisure spots, and fishing harbour, all within a short stroll—ideal for those seeking a coastal lifestyle. This bright, outward-facing fifth-floor gem boasts uninterrupted vistas of the sparkling Mediterranean Sea and majestic mountains, thanks to its desirable south-west orientation. Spanning 109 m<sup>2</sup> of built space, the apartment features a spacious bedroom with a generous built-in wardrobe, a luxurious marble bathroom with shower, and a fully equipped open-plan kitchen complete with brand-new furniture and appliances. The expansive living-dining area seamlessly flows onto a private terrace, perfect for al fresco dining or simply soaking up the sun. Included in the price is a convenient parking space with easy access and a large storage room. Residents benefit from a secure gated community, lush green spaces, a children's playground, and two refreshing swimming pools—one for adults and one for little ones. Built in 2007 and meticulously renovated in 2025, the property includes air conditioning, an elevator for effortless access, and communal gardens. Experience the charm of Estepona, known as the 'Garden of the Costa del Sol', with its 3 km promenade offering views as far as Gibraltar, vibrant marina, and proximity to Playa del Cristo. This is more than a home—it's your gateway to endless sunshine and seaside serenity.



## Features:

Features	Orientation	Climate Control
Covered Terrace	South	Air Conditioning
Lift	West	
Near Transport		
Private Terrace		
Storage Room		
Marble Flooring		
Double Glazing		
Fitted Wardrobes		
Near Church		
Fiber Optic		
Access for people with reduced mobility		
Views	Setting	Condition
Sea Views	Commercial Area	Excellent
Panoramic	Beachside	Recently Refurbished
Garden	Close To Port	Recently Renovated
Beach	Urbanisation	
Port	Close To Sea	
Urban	Close To Shops	
	Close To Schools	
	Town	
	Close To Marina	
Pool	Furniture	Kitchen
Communal	Fully Furnished	Fully Fitted
Children`s Pool		
Garden	Security	Parking
Communal	Gated Complex	Underground
	Alarm System	Garage
	Entry Phone	Private
		Covered