



## Ground Floor Apartment for sale in Estepona, Estepona

645,000 €

Reference: RS24021 Bedrooms: 2 Bathrooms: 2 Build Size: 146m<sup>2</sup>





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## Costa del Sol, Estepona

New Build Homes with Sea Views in the Best Area of Estepona 2, 3 and 4 Bedroom Apartments and Townhouses with Large Terraces Welcome to an exclusive development of just 33 new build homes in Estepona, located on a gentle hillside in the sought-after western area of the municipality. This new development offers 2, 3 and 4 bedroom apartments and townhouses with spacious interiors, large terraces and spectacular views of the Mediterranean Sea. Designed to suit different lifestyles, these homes are perfect as a permanent residence or as a second home on the Costa del Sol. Privileged Location with Nearby Services and Connections The residential complex's location stands out for its excellent connectivity and proximity to all essential services. Just 200 metres from the beach and with direct access to the A7 motorway, living here means being connected to everything you need. Main points of interest nearby: Estepona Marina: 4 km (5 minutes by car) Puerto Banús (Marbella): 20 km Sotogrande: 35 km Gibraltar Airport: 55 km (45 minutes) Malaga-Costa del Sol Airport: 80 km (50 minutes) Golf courses: Valle Romano Golf and Finca Cortesín less than 10 km away Restaurants, supermarkets and international schools just a few minutes away High-end communal areas for maximum comfort The complex has been designed to offer a relaxed and secure lifestyle with communal areas designed for the well-being of residents: Communal swimming pool with solarium Fully equipped gym Multipurpose common room Landscaped garden area with Mediterranean landscaping Bicycle storage Access control cabin with video surveillance Premium Qualities and Energy Sustainability Each home is delivered with high-quality finishes and technology focused on energy efficiency: Underfloor heating throughout the house Ducted air conditioning Aerothermal system for energy savings Kitchens equipped with top brand appliances Motorised blinds in living room and bedrooms Reinforced entrance door Large terraces facing the sea Parking space and storage room included Discover your new home in Estepona This is the perfect opportunity to live in one of the best areas of the Costa del Sol. Contact us today for more information or to schedule a personalised visit to these exceptional new-build homes.



## Features:

|                                     |                             |                    |
|-------------------------------------|-----------------------------|--------------------|
| Gym                                 | Communal Pool               | Gated              |
| Heating: Yes, Air Conditioning: Yes | Number of Parking Spaces: 1 | Double Bedrooms: 2 |
| Location: Coastal, Urbanisation     | Parking - Space             | Elevator/Lift      |
| Useable Build Space: 117 Msq.       | Views: Sea                  | Terrace: 41 Msq.   |
| Near Bus Route                      | Beach: 200 Meters           | Near Schools       |
| Near Commercial Center              |                             |                    |