

ESTEPONA

from 575,000 €

REFERENCE R5152720

Unveiling Coastal Grandeur: A Brand-New, Fully Furnished Luxury Apartment in Estepona's Premier Marina District

2	2	77 m²	10 m²
BEDROOMS	BATHROOMS	BUILT	TERRACE













Description

Embark on an unparalleled journey into sophisticated coastal living with this magnificent, brand-new apartment, meticulously designed within an exclusive 2025 development. Poised at the coveted Calle Melilla, 55, right in the pulsating heart of Puerto de Estepona, this residence transcends the ordinary, offering an exquisite blend of cutting-edge design, unparalleled comfort, and an unbeatable location. Envisioned for discerning individuals seeking immediate gratification without compromise, this property is presented fully furnished ("a estrenar"), signifying its pristine, never-before-lived-in condition and complete readiness for your arrival. From the moment you step inside, you're enveloped in an atmosphere of refined elegance and contemporary luxury, a testament to thoughtful architectural planning and exquisite interior curation.

This exceptional two-bedroom, two-bathroom gem commands a generous 87 m² of intelligently distributed useful space, ensuring every square meter serves a purpose in enhancing your lifestyle. The apartment's layout promotes an open, airy ambiance, centered around a sprawling living-dining-kitchen area spanning an impressive 28.15 m². This integrated space is not merely a room but a dynamic hub for entertaining, relaxation, and culinary artistry, bathed in natural light and designed for seamless interaction. The state-of-the-art kitchen, a masterpiece of modern design, is fully equipped with premium appliances and sleek finishes, inviting both gourmet chefs and casual cooks to create. Two sumptuously appointed bedrooms offer private sanctuaries of rest: the master suite, a spacious retreat of 12.54 m², and a charming second bedroom at 10.59 m², both featuring ample storage and serene aesthetics. Complementing these are two modern, elegantly tiled bathrooms, a welcoming hall of 3.53 m², and thoughtfully integrated patios, including a delightful Patio 2 measuring 9.53 m², providing private outdoor enjoyment. Every floor is conveniently accessible via a high-speed elevator, underscoring the building's commitment to comfort and accessibility.

An Idyllic Setting in Estepona: The Jewel of the Costa del Sol

The location of this apartment is, without hyperbole, its crown jewel. Nestled in Puerto de Estepona, you are literally just a one-minute stroll from the soft, sandy shores, where the Mediterranean Sea kisses the coastline. Imagine waking to the gentle sea breeze, taking an early morning dip, or unwinding with a sunset walk along the beach, all within moments of your front door. Estepona itself, affectionately known as the "Garden of the Costa del Sol," is a vibrant municipality in Southern Spain that effortlessly combines traditional Andalusian charm with modern sophistication. Its privileged position offers an enviable microclimate, boasting over 320 days of sunshine annually, making it an ideal destination for year-round outdoor living.

Beyond the immediate beach access, the surrounding area is a tapestry of amenities and leisure opportunities. The bustling port of Estepona, renowned for its lively atmosphere, exquisite dining, and charming boutiques, is practically on your doorstep. Here, you can savor fresh seafood at waterfront restaurants, browse local markets, or enjoy the vibrant nightlife. For the active enthusiast, a top-tier tennis and padel center is conveniently located right around the corner, promising endless opportunities for sport and recreation. Estepona’s central location in Southern Spain also offers unparalleled connectivity; within a short drive, you can explore the glitz of Marbella, the historic Rock of Gibraltar, or the cultural richness of Malaga city with its international airport, ensuring both convenience and endless exploration possibilities.

Distinguished Features of a Modern Masterpiece

This brand-new development, finalized in 2025, represents the pinnacle of contemporary architectural design and urban planning, offering an array of features that elevate daily living into an experience of pure indulgence:

- **Prime Beachfront Proximity:** The unparalleled convenience of being a mere 60 seconds walk from the beach is a luxury reserved for a select few, offering an immediate connection to the serene Mediterranean coastline and an active lifestyle.

- **Cutting-Edge Design and Efficiency:** As a 2025-completed project, this building integrates the latest in construction techniques, materials, and sustainable practices. The thoughtful design extends to practicalities such as secure underground parking, ensuring both convenience and peace of mind. Every detail, from the selection of high-quality finishes to the clever integration of functional spaces like the additional 'paso' area (1.70 m²), speaks volumes about its modern and efficient ethos.

- **Exclusive Communal Amenities:** Ascend to the sophisticated rooftop areas where an oasis of relaxation awaits. Here, residents can enjoy expansive BBQ zones – perfect for alfresco dining and social gatherings – alongside a shimmering swimming pool. These communal spaces are meticulously designed to offer breathtaking views, provide an ideal setting for unwinding under the Spanish sun, and foster a sense of community among residents, creating an exclusive resort-like experience within your own home.

- **Unmatched Comfort and Convenience:** Experience seamless living with an elevator providing direct access to your floor, eliminating any daily hassles. The bright, open-plan living spaces are crafted to maximize natural light and offer flexible arrangements for furniture and décor, catering to diverse preferences. Furthermore, the apartment's strategic location ensures that Estepona's vibrant port area, with its myriad of dining, shopping, and entertainment options, is always within easy reach, enriching your urban coastal experience.

Your Exclusive Invitation to Elevated Living

This pristine property is more than just an apartment; it's an invitation to embrace an effortless, luxurious beachside lifestyle in a state-of-the-art, brand-new setting. It represents a rare opportunity to acquire a modern sanctuary in one of the most sought-after locations on the Costa del Sol, perfect as a permanent residence, a luxurious holiday escape, or a savvy investment opportunity with strong rental potential. At Luxury Realty, we understand the nuances of discerning taste and the pursuit of excellence. Do not let this exceptional chance slip away. Contact us today to arrange a private viewing and secure your exclusive slice of paradise in Puerto de Estepona, where every day feels like a holiday.

Details

Reference	R5152720	Property Type	Apartment
Status	Sale	Price	from 575,000 €
Bedrooms	2	Bathrooms	2
Build size	77 m²	Plot Size	–
Terrace	10 m²	Parking places	by request

Features

Beachfront, New development, Pool, Air conditioning, Heating, Lift, Alarm system, Parking