

ESTEPONA

from 429,000 €

REFERENCE R5412391

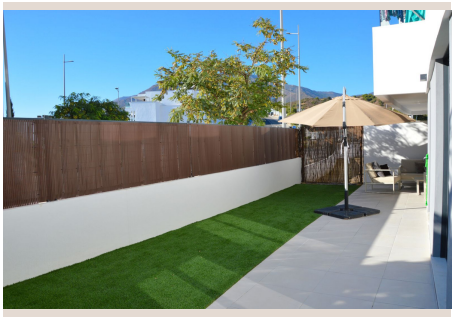
Exclusive Ground Floor Apartment in Estepona: A Modern Oasis Awaiting You

2	2	80 m²	53 m²
BEDROOMS	BATHROOMS	BUILT	TERRACE













Description

Discover an unparalleled opportunity to acquire a newly built, ready-to-move-in ground floor apartment, meticulously designed in a sophisticated modern style. This exquisite residence boasts expansive terraces and a private garden, offering an idyllic blend of indoor comfort and outdoor luxury. Situated in a prime, central location within the vibrant town of Estepona, Southern Spain, this property is ideal for those who cherish convenience and an active lifestyle, with the pristine sea and sun-kissed beaches just a short 1400-meter stroll away. Furthermore, a wealth of culinary delights and essential amenities, including renowned restaurants and supermarkets, are incredibly accessible, merely 500 meters from your doorstep. This represents a rare and coveted chance to secure a highly desirable, brand-new apartment in the heart of the city centre, within an exceptionally modern residential development.

A Symphony of Style and Space

Step inside this stylish apartment and be captivated by its generously proportioned living space. The spacious living room effortlessly accommodates both an elegant sofa group and a distinct dining area, seamlessly flowing into the state-of-the-art open-plan kitchen. Designed for an abundance of natural light, the living room features stunning floor-to-ceiling panoramic windows that not only illuminate the interiors but also provide a seamless connection to the outdoors. From here, you have direct access to a magnificent, sun-drenched terrace, perfectly oriented to capture the south and west sun throughout the day.

The terrace itself is a masterclass in outdoor living, offering a versatile layout. One section provides a sheltered, covered area – ideal for a chic lounge group, offering respite from the midday sun while still enjoying the fresh air. Adjacent to this, an open section leads directly to your private garden, perfect for basking in the sun or alfresco entertaining. The apartment thoughtfully comprises two serene bedrooms, each designed as a private sanctuary and benefiting from direct access to the inviting terrace, extending your personal space into the lush outdoors.

This home is delivered fully equipped to the highest standards, featuring a contemporary open kitchen complete with premium appliances, seamlessly integrated with the living area. Comfort is paramount, with integrated A/C providing both cooling and heating, bespoke window blinds in the bedrooms for privacy and light control, and two luxurious bathrooms adorned with stylish tiles and walk-in showers. The residence incorporates energy-efficient solutions, including superior insulated walls, ensuring year-round comfort and reduced utility costs.

Exclusive Community Amenities

The residential area itself is a haven of tranquility and convenience, boasting beautifully landscaped gardens and two distinct pool areas, perfect for relaxation and recreation. For those who embrace the flexibility of remote work, the community offers an exclusive Coworking facility, providing a professional and inspiring environment just steps from your home. Fitness enthusiasts will appreciate the fully equipped, state-of-the-art gym, complete with a range of exercise equipment and a rejuvenating sauna. Additionally, a sophisticated community club provides a welcoming space for social activities and gatherings, fostering a vibrant neighbourhood spirit.

An Unmissable Investment in Prime Estepona

This spacious apartment presents an exceptional opportunity with a highly competitive asking price of 419,000 EURO. It encompasses a generous built area of 80 m², complemented by expansive terraces totaling 29 m² and a private garden spanning 24 m², offering an impressive overall living experience. The asking price comprehensively includes a private storage room and a secure, dedicated parking space conveniently located beneath the building, adding significant value and convenience to your purchase.

This is the perfect choice for discerning buyers who seek to move directly into a brand-new, modern, and exquisitely finished apartment without the typical waiting period for construction completion. The apartment is in pristine, new condition, as the owner has not yet occupied the home. Furthermore, a unique advantage for the new owner is the opportunity to personalize the

expansive terrace area to their exact wishes. Options abound, from elegantly extending the tiled terrace by incorporating more of the private garden area, to creating a lush natural lawn or installing low-maintenance artificial grass, allowing you to craft your ultimate outdoor oasis.

Estepona: The Jewel of the Costa del Sol

The residential area’s central location places you at the heart of Estepona, ensuring immediate access to a comprehensive array of services, gourmet supermarkets, and an eclectic mix of restaurants. Estepona town, often referred to as the 'Garden of the Costa del Sol,' exudes an authentic Spanish character. Its picturesque old town, with its charming cobbled alleys and vibrant flower pots, invites leisurely strolls, leading to delightful outdoor cafes and quaint boutiques. The town boasts a stunning promenade that gracefully traces the coastline, connecting to the lively Estepona Marina, which offers a diverse selection of fine dining establishments and vibrant entertainment options.

Golf enthusiasts will find themselves in a true paradise, with a multitude of prestigious golf courses within easy reach. The closest, Valle Romano Golf & Resort and Estepona Golf, are just 4 to 5 km away, promising world-class golfing experiences. For those seeking an even more exclusive lifestyle, the renowned Puerto Banús in Marbella, famous for its luxurious yachts, high-end boutiques, haute cuisine, and glamorous nightlife, is located just 23 km away, a mere 20-minute drive. Connectivity is superb; Malaga Airport is conveniently accessible in approximately 55 minutes by car (83 km) or via a direct airport bus service from Estepona, which takes about 70 minutes. Additionally, Gibraltar Airport is just a 40-minute drive away, offering excellent international links.

Details

Reference	R5412391	Property Type	Apartment
Status	Sale	Price	from 429,000 €
Bedrooms	2	Bathrooms	2
Build size	80 m²	Plot Size	–
Terrace	53 m²	Parking places	by request

Features

New development, Pool, Air conditioning, Heating, Mountain views, Lift, Private garden, Parking, Resale