

ESTEPONA

from 895,000 €

REFERENCE R5424277

A Coveted Address: Exquisite 4-Bedroom Elevated Ground Floor Residence with Partial Sea Views in Estepona, Southern Spain

4	135 m²	48 m²
BEDROOMS	BUILT	TERRACE













Description

Welcome to an unparalleled opportunity presented by Luxury Realty: a magnificent south-facing elevated ground floor apartment that redefines sophisticated living in the heart of Estepona, Southern Spain. Nestled within the highly sought-after Las Mesas area, this brand-new, four-bedroom luxury home offers an exclusive blend of modern design, expansive living spaces, and breathtaking partial sea views. Its prime position within the prestigious development ensures an abundance of natural light throughout the day and a seamless connection between opulent interiors and enchanting outdoor realms.

Beyond its inherent beauty and prime location, this property boasts an exceptional advantage for the discerning investor or homeowner: a valid tourist licence. This immediately unlocks significant potential for short-term holiday rentals, positioning it as an excellent income-generating asset. Simultaneously, it stands as an idyllic permanent residence or a lavish holiday escape, offering the ultimate in flexibility and lifestyle choice on the sun-drenched Costa del Sol.

Step inside to discover an interior meticulously crafted for comfort and elegance. The residence features four generously proportioned bedrooms, complemented by three sleek, modern shower rooms and a convenient separate guest toilet. The impressive master suite is a sanctuary of luxury, comprising a stylish en-suite bathroom adorned with high-end fixtures, a commodious walk-in dressing room, and direct access to the expansive main terrace. Here, residents can savour stunning partial vistas of the Mediterranean Sea, the meticulously landscaped communal gardens, and the inviting swimming pool, creating a perfect backdrop for morning coffees or evening relaxation.

Three additional guest bedrooms provide versatile accommodation options. One of these benefits from its own private en-suite shower room, offering enhanced privacy and convenience for guests. The remaining two beautifully appointed bedrooms share a contemporary guest bathroom, all designed with a keen eye for detail and quality. These guest rooms also enjoy access to a serene rear terrace, an ideal spot to bask in the gentle evening sun, offering a peaceful retreat within the home.

The heart of this home is undoubtedly its contemporary open-plan kitchen, a culinary masterpiece fully equipped with top-of-the-line appliances. An induction hob, integrated oven, microwave, dishwasher, washing machine, and dryer from leading brands ensure both functionality and aesthetic appeal. This culinary space flows effortlessly into the expansive living and dining area, creating a bright, airy, and exceptionally welcoming environment perfect for entertaining or quiet family moments. Grand sliding glass doors seamlessly connect this magnificent indoor space to the extensive south-facing terrace. This outdoor oasis effectively extends the living area, providing an idyllic setting for al fresco dining, lively social gatherings, or simply unwinding while soaking in the captivating sea views and the quintessential Mediterranean ambiance.

Residents of this exquisite property are privileged to be part of the prestigious Las Mesas Homes development. This exclusive community offers a tranquil and private environment coupled with an array of world-class communal facilities designed for ultimate enjoyment and wellness. These include both inviting indoor and refreshing outdoor swimming pools, providing year-round recreational options, alongside a state-of-the-art gymnasium, ensuring residents can maintain an active and healthy lifestyle without ever leaving the comfort of their home.

The location of this apartment is truly one of its most compelling assets. Situated in Estepona, often hailed as the "Garden of the Costa del Sol," this property offers immediate access to an enviable lifestyle. Within a pleasant walking distance, residents can explore Estepona’s charming historic centre with its white-washed streets adorned with vibrant flowers, the picturesque marina buzzing with activity, pristine beaches perfect for sunbathing, and an abundance of quaint cafés, gourmet restaurants, boutique shops, and lush parks. Nearby, the renowned Las Mesas Sports Club presents extensive athletic facilities, including more than ten professional padel tennis courts, catering to sports enthusiasts. The vibrant Estepona harbour serves as an ideal setting for leisurely morning coffees, exquisite waterfront dining, and lively evenings out, showcasing the town's dynamic social scene. Furthermore, Estepona’s impressive 15-kilometre seafront promenade is a dream for walking, cycling, and enjoying outdoor activities against the stunning coastal backdrop.

Estepona's magnificent coastline stretches for 20 kilometres between the iconic Puerto Banús and the exclusive Sotogrande, two of the Mediterranean’s most prestigious marinas and luxury destinations. Las Mesas Homes benefits from superb connectivity, making travel effortless. Málaga International Airport is approximately an hour's drive away, while Gibraltar Airport can be reached in just 30 minutes by car. The glamorous towns of Marbella and Puerto Banús are conveniently located within a

20-minute drive, offering world-class shopping, dining, and entertainment options.

In summation, this unique apartment represents the pinnacle of modern luxury. It seamlessly combines generous living spaces, exceptional communal amenities, significant investment potential owing to its coveted tourist licence, and an unbeatable location in Estepona, Southern Spain. Presented by Luxury Realty, this residence offers an outstanding lifestyle opportunity for those seeking a distinguished home on the radiant Costa del Sol.

Details

Reference	R5424277	Property Type	Apartment
Status	Sale	Price	from 895,000 €
Bedrooms	4	Bathrooms	by request
Build size	135 m²	Plot Size	–
Terrace	48 m²	Parking places	by request

Features

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