

ESTEPONA

364,000 €

REFERENCE R5430292

# An Exclusive Sanctuary on the Sun-Drenched Costa del Sol: Discover Your Dream Townhouse in Estepona

| 3 | 3 | 102 m² |
|---|---|---|
| BEDROOMS | BATHROOMS | BUILT |











# Description

Welcome to an exceptional opportunity for luxury living in one of Southern Spain's most coveted destinations. Nestled within a prestigious and private gated community in the charming coastal town of Estepona, this magnificent two-storey townhouse offers an unparalleled blend of peace, security, and vibrant Mediterranean lifestyle. Designed for discerning individuals seeking an idyllic retreat, this property is a testament to sophisticated comfort and convenience, perfectly positioned to embrace the very best of the Costa del Sol.

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From the moment you step inside, the townhouse captivates with its thoughtful design and generous proportions. The excellent layout ensures a seamless flow between living spaces, while abundant natural light streams through expansive windows, creating an airy and welcoming ambiance throughout. Every detail has been considered to craft an environment of everyday comfort and elegance.

The residence features three beautifully appointed bedrooms, two of which offer captivating mountain views, providing a picturesque backdrop to your daily life. The home boasts three impeccably designed bathrooms, including a luxurious en-suite accompanying the master bedroom, a spacious full family bathroom catering to guests and secondary rooms, and a convenient guest WC on the main level. Each bathroom is finished to a high standard, promising both functionality and style.

The heart of the home is undoubtedly the expansive living and dining area, a luminous space perfect for both intimate family moments and entertaining guests. This inviting area provides direct access to a charming private terrace, extending your living space outdoors and inviting you to bask in the glorious Andalusian sunshine. Culinary enthusiasts will appreciate the fully fitted independent kitchen, equipped with modern appliances and ample storage, making meal preparation a delight. The overall design emphasizes spaciousness and functionality, ensuring that every corner of the home contributes to a harmonious living experience.

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Embracing modern sustainability, this exquisite property is equipped with six state-of-the-art solar panels. Four of these panels are dedicated to supplying the home's entire electrical system, significantly reducing energy consumption and utility bills. The remaining two panels are strategically utilized for further energy savings or intelligently feed surplus electricity back into the grid, reinforcing the property's commitment to eco-conscious living without compromising on luxury or comfort. This forward-thinking feature ensures a more sustainable and economically efficient lifestyle in your Spanish sanctuary.

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Beyond the elegant interiors, the townhouse boasts a wealth of private outdoor spaces designed for relaxation and enjoyment. Discover two private patios, each offering a distinct orientation—one facing north, providing a cool retreat during warmer months, and the other facing south, perfect for sun worshippers and alfresco dining. Additionally, a delightful terrace overlooks the beautifully manicured communal gardens, offering a serene vista. These versatile outdoor areas are an extension of your living space, ideal for savoring the legendary Mediterranean climate, hosting memorable gatherings with family and friends, or simply unwinding with a good book under the Spanish sky.

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The allure of this property is further enhanced by its setting within a secure, gated community. This exclusive enclave offers beautifully landscaped gardens, meticulously maintained to create a verdant and tranquil environment year-round. Residents have access to a fantastic communal swimming pool, providing a resort-style amenity for leisure and enjoyment. The gated access ensures peace of mind and an exclusive atmosphere for all residents. Convenience is also paramount, with the inclusion of two private parking spaces, offering secure storage for your vehicles and alleviating any parking concerns.

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Estepona, a jewel of the Costa del Sol in Southern Spain, offers a lifestyle that seamlessly blends traditional charm with modern sophistication. This prime location places you just a five-minute drive from the sun-kissed beaches, where golden sands meet the sparkling Mediterranean Sea. Essential amenities such as supermarkets, petrol stations, and a wide array of shops and services are equally accessible, ensuring all your daily needs are met with ease. Estepona's vibrant Old Town, with its charming cobbled streets, colourful flower pots, and bustling plazas, invites exploration and offers a taste of authentic Andalusian culture. The town boasts a modern marina with an excellent selection of restaurants, cafes, and boutiques, alongside superb golf courses that attract enthusiasts from around the globe. The broader Costa del Sol offers endless possibilities for leisure, from

upscale dining and designer shopping in Marbella to cultural excursions in Málaga. This property not only provides a luxurious home but also grants you access to an enriched lifestyle, perfectly balancing comfort, functionality, and an unparalleled location. It is truly the perfect place to call home, offering an exclusive gateway to the coveted Mediterranean dream.

## Details

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| Reference | R5430292 | Property Type | Terraced Townhouse |
| Status | Sale | Price | 364,000 € |
| Bedrooms | 3 | Bathrooms | 3 |
| Build size | 102 m² | Plot Size | – |
| Terrace | – | Parking places | by request |

## Features

Pool, Air conditioning, Heating, Mountain views, Private garden, Parking, Investment