+34 604 489 646
info@luxury-realty.com
luxury-realty.com



ESTEPONA

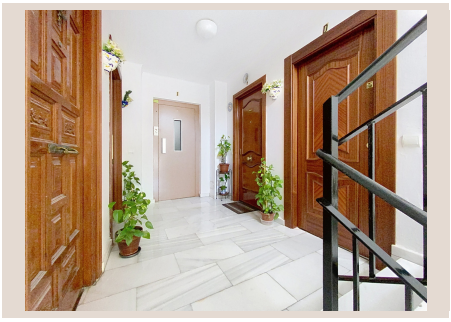
239,000 €

REFERENCE R5469283

Estepona Living Redefined: Your Exclusive Mediterranean Retreat in the Heart of the Costa del Sol

3	1	75 m²	5 m²
BEDROOMS	BATHROOMS	BUILT	TERRACE











Description

Luxury Realty proudly presents an unparalleled opportunity to embrace the quintessential Mediterranean lifestyle with this exceptional 75 m² residence, strategically located in one of Estepona's most coveted and central districts. Nestled at the dynamic intersection of Calle Terraza and Avda Andalucía, this property places you at the very pulse of Estepona, a gem often hailed as the "Garden of the Costa del Sol" in vibrant Southern Spain. Here, convenience harmoniously blends with coastal charm, offering a sophisticated urban experience just a leisurely 500-meter stroll from the sun-kissed shores of the Mediterranean Sea.

Discover the Enchantment of Estepona: A Prime Southern Spanish Destination

Estepona, a jewel on Spain’s illustrious Costa del Sol, has masterfully preserved its authentic Andalusian character while evolving into a cosmopolitan hub. Renowned for its picturesque old town, adorned with vibrant flowerpots, whitewashed buildings, and charming plazas, Estepona offers an immersive cultural experience. Beyond its aesthetic appeal, the town boasts an enviable climate, with over 320 days of sunshine annually, inviting residents to fully embrace outdoor living. From its bustling marina, offering a plethora of dining and entertainment options, to its pristine Blue Flag beaches and championship golf courses, Estepona caters to every facet of a luxurious lifestyle.

The town's strategic position further enhances its allure. With excellent connectivity to Marbella's glamorous Puerto Banús, the historical richness of Gibraltar, and Malaga International Airport, Estepona serves as an ideal base for both local exploration and international travel. This thriving municipality continues to attract discerning individuals seeking a blend of tradition, modernity, and an exceptional quality of life, making it a highly desirable location for property acquisition.

Your Future Home: Thoughtfully Designed for Comfort and Elegance

Step inside this inviting 75 m² apartment, where intelligent design meets functional comfort. The residence is thoughtfully distributed to maximize space and natural light, featuring three well-proportioned bedrooms that offer peaceful retreats for family members or guests. A contemporary full bathroom serves the home, providing all essential amenities. The heart of the apartment is its bright and airy living-dining room, an ideal space for relaxation, entertaining, and creating lasting memories. The separate kitchen, designed for practicality, offers ample space for culinary exploration, awaiting your personal touch.

One of the property's most delightful features is its charming 5 m² terrace. This private outdoor sanctuary provides a perfect spot for morning coffee, al fresco dining, or simply unwinding with a refreshing drink as you soak in the pleasant Estepona atmosphere. The apartment, maintained in good condition, presents a welcoming canvas for those looking to move in immediately or undertake tasteful modernizations to truly make it their own. Residing within a well-maintained building, the convenience of a lift ensures effortless access to your home, enhancing the ease of daily living.

An Unrivalled Location: Where Convenience Meets Coastal Bliss

The strategic positioning of this property is undoubtedly one of its most compelling attributes. From your doorstep, a world of convenience unfolds. Enjoy the luxury of being able to comfortably walk to a vast array of amenities: from gourmet supermarkets and boutique shops to esteemed educational institutions and comprehensive health services. The vibrant culinary scene of Estepona, with its authentic tapas bars and upscale restaurants, is all within easy reach, inviting you to savour the local flavours and international cuisine alike. Excellent public transport links further connect you to every corner of the town and beyond, minimizing the need for a car.

Beyond the urban conveniences, the true magic lies in its proximity to the sea. Just 500 metres separate you from the golden sands and the calming rhythm of the Mediterranean. Imagine leisurely morning strolls along the promenade, refreshing dips in the azure waters, or simply basking in the glorious Spanish sunshine. This exceptional blend of city-centre living with immediate access to beachside serenity offers an unparalleled lifestyle, allowing you to seamlessly integrate urban vibrancy with tranquil coastal escapes.

A Prudent Investment with Boundless Potential

This property represents a multifaceted opportunity, making it an intelligent acquisition for various discerning buyers. Whether you envision establishing a permanent residence in a thriving and well-established area of Southern Spain, seeking a luxurious second home for unforgettable holidays, or exploring a robust investment venture, this apartment ticks every box. Its three-bedroom configuration is particularly appealing, ensuring ample space for families or providing an attractive option for the lucrative holiday rental market, driven by Estepona's ever-increasing popularity among tourists. The combination of its excellent location, functional layout, and the enduring charm of Estepona guarantees strong capital appreciation and consistent rental yields.

Luxury Realty invites you to discover the full potential of this magnificent property. Embrace the Estepona dream – a life where convenience, beauty, and Mediterranean charm converge. Contact us today to schedule your private viewing and take the first step towards securing your exclusive slice of paradise.

Details

Reference	R5469283	Property Type	Apartment
Status	Sale	Price	239,000 €
Bedrooms	3	Bathrooms	1
Build size	75 m²	Plot Size	–
Terrace	5 m²	Parking places	by request

Features

Lift

Personal advice

Ask us for more information or arrange a private viewing, in person or by video call.

+34 604 489 646
info@luxury-realty.com
Avda. Rotary International, 5 · Edificio Tembo, 23
29660 Marbella