

ESTEPONA

640 000 €

■■■■■■■■ Estepona

■■■■■■■■ R5420047

3	2	270 m²	144 m²
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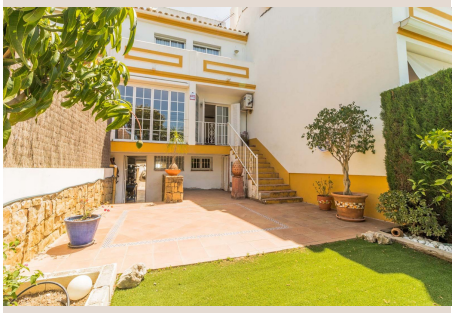
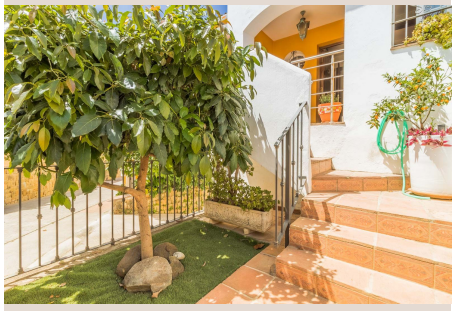





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Wonderful Townhouse in the Quiet and Highly Sought-After Urbanisation of Aguamarina, Seghers, Estepona This beautiful townhouse is distributed over four levels and offers spacious, bright living areas with stunning sea views. Upon entering, you are welcomed by a guest toilet, a fully equipped kitchen, and a generous southwest-facing living and dining room. This bright and inviting space features a fireplace, air conditioning, electric shutters, and awnings. From the living room, there is direct access to a lovely terrace and private garden with fruit trees, as well as space for an optional plunge pool. The first floor comprises a spacious master bedroom with a private balcony offering spectacular views of the Strait of Gibraltar, Gibraltar, and Morocco, as well as breathtaking sunsets. There is also a second double guest bedroom with an adjacent dressing room. Both bedrooms share a large bathroom with a walk-in shower. On the top floor, a spacious attic has been converted into a home office, although it could easily serve as a third bedroom. This level also benefits from a 20 m² terrace with stunning panoramic sea views. The lower level features a garage with space for two cars, a large laundry room, and direct access to the garden area. Ideally located, the property is within walking distance of all amenities. The beach is just a 10-minute walk away, and Estepona town centre can also [redacted] be [redacted] reached [redacted] on [redacted] foot within [redacted] approximately [redacted] 10 [redacted] minutes. [redacted] The [redacted] property enjoys [redacted] easy [redacted] access to [redacted] the [redacted] A-7 motorway [redacted] and [redacted] is [redacted] conveniently [redacted] close to shops, [redacted] restaurants, [redacted] schools, [redacted] and [redacted] all [redacted] essential [redacted] services.

[redacted]

[redacted]	R5420047	[redacted] [redacted]	[redacted]
[redacted]	[redacted]	[redacted]	640 000 €
[redacted]	3	[redacted]	2
[redacted]	270 m²	[redacted]	144 m²
[redacted]	–	[redacted]	[redacted] [redacted]

[redacted]

[redacted] [redacted] [redacted], [redacted] [redacted] [redacted], [redacted] [redacted], [redacted], [redacted] [redacted], [redacted], [redacted]