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



ESTEPONA

## ■■■■■■■■■■■■ ■ Estepona

■■ 510 000 €

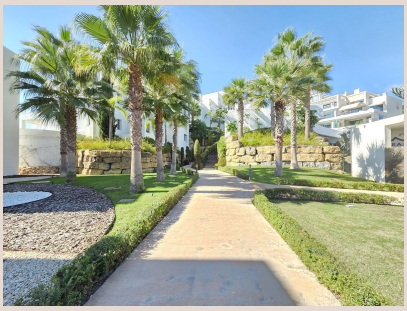
■■■■■■■■■ R5527525

| 2 | 2 | 98 m² | 121 m² | 27 m² |
|---|---|---|---|---|
| ■■■■■■■ | ■■■■■■ | ■■■■■■■ | ■■■■■■■ | ■■■■■■■ |













## ■■■■■■■■

Welcome to Mirador del Golf (Estepona) ■Set within an exclusive, modern development of just 54 apartments, this Ground-Floor home delivers the ultimate setting for anyone wishing to enjoy a serene country atmosphere right on the doorstep of the Mediterranean coastline. As you enter this 2 bedroom, 2 bathroom corner apartment, you are greeted with a bright, contemporary layout. Immediately to your left is a discrete utility room housing the washing machine and boiler., together with extra storage space. Moving through to the heart of the home, you'll find a sleek, modern open-plan kitchen fully fitted with high-end Siemens appliances—including a dishwasher, oven, microwave, and fridge-freezer—alongside ample storage space. The kitchen flows effortlessly into a spacious living and dining area, flooded with natural light thanks to its South, East & West orientation, ensuring all-day sunshine. The living area is spacious and has direct access on to the private terrace and garden area, offering beautiful mountain & countryside and partial sea views. Being a corner property, you have the added luxury of spacious wraparound garden offering complete privacy together with expansive terraces that service both the living area and master suite. The master bedroom is light bright and airy with the benefit of ensuite contemporary styled shower room with double sink. ■The 2nd bedrooms feature twin-beds with a striking backdrop view of the surrounding mountains. A further ■Family Bathroom, contemporary in design comes complete with both a bath and shower. Beyond your private garden, the community and surrounding area offer incredible lifestyle facilities such as: ■A large communal infinity swimming pool with sea and countryside vistas, sunbathing lawns, expansive seating areas, outdoor showers, and indoor restrooms/shower facilities. A relaxing tranquil environment in a peaceful setting. ■A fully equipped gym featuring cardio equipment, weights, and plenty of space for yoga and stretching is available for the exclusive use of the residents. The location of the apartment is within a few minutes proximity to the prestigious Estepona Golf Course and Alcazaba Lagoon Resort, boasting a breathtaking turquoise crystal lagoon, an on-site restaurant, and non-motorized water sports. ■Practical extras including an underground garage space, a private storeroom, air conditioning, and an integrated alarm system. ■Located just a 2-minute drive down to the coastline and beach and within a short drive to Estepona Port and ■the ■town ■center, ■this property ■is ■the ■ultimate ■primary ■residence, holiday ■home, ■or rental ■investment. ■(has a ■current ■tourist ■license ■for short and ■long ■term ■rentals) VIDEO ■AVAILABLE ■ON ■REQUEST

## ■■■■■■

| | | | |
|---|---|---|---|
| ■■■■■■■■ | R5527525 | ■■■ ■■■■■■■ | ■■■■■■■■■■■ |
| ■■■■■■■ | ■■■■■■■ | ■■■■ | ■■ 510 000 € |
| ■■■■■■■ | 2 | ■■■■■■ | 2 |
| ■■■■■■■ | 98 m² | ■■■■■■■ | 121 m² |
| ■■■■■■■ | 27 m² | ■■■■■■■■ | ■■ ■■■■■■■ |

## ■■■■■■■■■■■■■■■

■■■■■■■■■■, ■■■■■■■, ■■■■■■■■■■, ■■■■■■■■■, ■■■ ■■ ■■■■, ■■■ ■■ ■■■■, ■■■■■■■ ■■■, ■■■■, ■■■■■■■■■■, ■■■■■■■■, ■■■ ■■■■■■, ■■■■■■■■■■, ■■■■■■■■

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