

# Sales - Apartment - Atalaya

## 350.000€



**Ref.-ID: MIBGR5349787**

**Atalaya**

**Apartment**

**Community: 3,660 EUR / year**

**IBI: 428 EUR / year**

**Rubbish: 11 EUR / year**



**2**



**1**



**83 m2**

Beautiful Bungalow located in the sought-after area of Atalaya, Estepona—ideal as a permanent residence or a smart investment opportunity. The property features 2 spacious bedrooms, 1 bathroom, and 1 en-suite bathroom, with an east-facing orientation that provides lovely natural light in the mornings. With a built area of 83 m<sup>2</sup> and a private terrace of 9.4 m<sup>2</sup>, the apartment offers a comfortable and well-designed layout. It boasts elegant marble flooring and a modern fully fitted open-plan kitchen, seamlessly connected to a bright living area with direct access to the uncovered terrace. The property enjoys pleasant views of the mountains, the golf course, and partial sea views, creating a peaceful and relaxing atmosphere. Set within a well-maintained gated community, residents can enjoy communal gardens and a swimming pool—perfect for embracing the Costa del Sol lifestyle. Additional features include fitted wardrobes, accessibility for people with reduced mobility, and individual climate control. As an added benefit, hot water and air conditioning (hot & cold) consumption are included in the community fees, offering excellent cost efficiency and convenience. Ideally located close to golf courses, the beach, schools, and all essential amenities.

**Setting**

- ✓ Close To Golf
- ✓ Close To Sea
- ✓ Close To Schools

**Features**

- ✓ Fitted Wardrobes
- ✓ Private Terrace
- ✓ Ensuite Bathroom
- ✓ Marble Flooring

**Orientation**

- ✓ East

**Kitchen**

- ✓ Kitchen-Lounge

**Condition**

- ✓ Excellent

**Garden**

- ✓ Communal

**Pool**

- ✓ Communal

**Security**

- ✓ Gated Complex

**Climate Control**

- ✓ Air Conditioning

**Views**

- ✓ Sea
- ✓ Mountain
- ✓ Golf