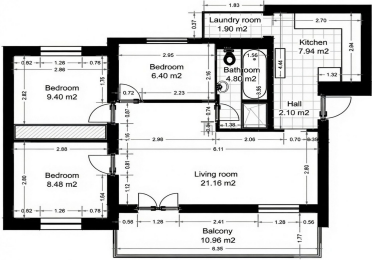


## Sales - Apartment - Estepona

### 439.000€



**Ref.-ID: MIBGR5437039**

**Estepona**

**Apartment**

**Community: 852 EUR / year**

**IBI: 350 EUR / year**

**Rubbish: 120 EUR / year**



**3**



**1**



**91 m<sup>2</sup>**

Frontline Beachside Apartment with Sea Views in Puerto de Estepona Situated on the first floor of a well-established beachfront building (without a lift), this bright south-facing apartment enjoys beautiful sea views and an exceptional location just a few steps from Estepona Marina, the beach and the promenade. Offering 91 m<sup>2</sup> of built accommodation, the property comprises three spacious bedrooms, a family bathroom, a bright living and dining room, a fully fitted kitchen and a private terrace where you can relax while enjoying views of the Mediterranean. Everything you need is within easy walking distance, including restaurants, cafés, supermarkets, the marina and Estepona's charming Old Town, making this an ideal permanent residence, holiday home or investment opportunity with excellent rental potential. A fantastic opportunity to acquire a well-located apartment in one of the Costa del Sol's most desirable beachfront locations. Please note that, in accordance with the community regulations, tourist rental licences are not permitted within the development.

|                                                                                                                                                                                                                                            |                                                |                                                   |                                                                                   |                                                                                                                                                                      |                                                      |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------|---------------------------------------------------|-----------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------|
| <b>Setting</b> <div><div></div>Beachfront</div> <div><div></div>Town</div> <div><div></div>Beachside</div> <div><div></div>Port</div> <div><div></div>Close To Shops</div> <div><div></div>Close To Sea</div> <div><div></div>Marina</div> | <b>Orientation</b> <div><div></div>South</div> | <b>Condition</b> <div><div></div>Good</div>       | <b>Views</b> <div><div></div>Sea</div> <div><div></div>Beach</div>                | <b>Features</b> <div><div></div>Fitted Wardrobes</div> <div><div></div>Near Transport</div> <div><div></div>Private Terrace</div> <div><div></div>Utility Room</div> | <b>Furniture</b> <div><div></div>Not Furnished</div> |
| <b>Kitchen</b> <div><div></div>Fully Fitted</div>                                                                                                                                                                                          | <b>Garden</b> <div><div></div>Communal</div>   | <b>Security</b> <div><div></div>Entry Phone</div> | <b>Category</b> <div><div></div>Beachfront</div> <div><div></div>Investment</div> |                                                                                                                                                                      |                                                      |