Sales - Apartment - Estepona

885.000€











Ref.-ID: MIBGR5520181 **Estepona** **Apartment**

Community: 4,200 EUR / year **IBI: 900 EUR / year** **Rubbish: 100 EUR / year** **3** **3** **162 m2** **55 m2**

Beautiful Modern Ground-Floor Apartment with Sea Views Set within the sought-after gated community of Mirador de Estepona Hills, this immaculate, light-filled and beautifully presented ground-floor apartment offers the perfect blend of modern living, comfort and Mediterranean lifestyle, with an impressive range of resort-style facilities. Boasting three generously proportioned bedrooms and three bathrooms, this immaculate, modern ground-floor apartment offers an appealing combination of comfort, style and Mediterranean living. Whether as a permanent residence, a luxurious holiday home or a property investment, due to the fact this community allows short term rentals, it presents a wonderful opportunity to enjoy the best of the Costa del Sol. Light, bright and beautifully maintained throughout, the apartment features a pristine, modern, fully fitted kitchen complemented by a generously sized utility room, providing excellent practicality and additional storage. One of the property's standout features is its spacious 34m2 terrace, complete with glass curtains to create a wonderful additional living area that can be enjoyed throughout the year giving extra space and flexibility. Whether relaxing with a morning coffee, entertaining friends and family, dining outdoors or unwinding in the evening, this versatile space offers the perfect setting for embracing the Mediterranean lifestyle. Despite its ground-floor position, the apartment enjoys beautiful sea views from the living area, the large covered terrace and the master suite. An additional 55 m² garden area further enhances the outdoor living space, providing a lovely setting to relax, entertain or simply enjoy the sunshine throughout the year. The property is situated within an attractive, peaceful, gated community with 24-hour security, surrounded by manicured gardens and offering an impressive range of leisure facilities. Residents can enjoy two swimming pool areas conveniently located close to the apartment, tennis and padel courts, an indoor gym and an outdoor fitness area offering organised classes. Adding to the relaxed, resort-style atmosphere are two pool bars, one of which also features a restaurant, allowing residents to enjoy refreshments, dining and leisure time without having to venture far from home. The location offers the best of both worlds. Estepona town and the coastline are within easy reach, just a short walk or 2 minutes in the car, giving you easy access to the beautiful beaches, restaurants, shops and vibrant Mediterranean atmosphere. For those who enjoy an active outdoor lifestyle, the surrounding countryside offers stunning forests, natural landscapes and mountain scenery, ideal for hiking and cycling. A wide choice of golf courses is also available within easy reach. Further enhancing the appeal, the apartment is sold fully furnished and includes underground parking and a large storage room. A beautifully presented home offering sea views, generous outdoor spaces, outstanding community facilities and an enviable Costa del Sol lifestyle, all within a secure and well-maintained setting.

Setting
- ✔ Close To Shops
- ✔ Close To Sea
- ✔ Close To Town
- ✔ Close To Schools
- ✔ Close To Forest
- ✔ Close To Marina
- ✔ Urbanisation

Orientation
- ✔ South Facing

Condition
- ✔ Excellent Condition

Pool
- ✔ Communal Pool

Climate Control
- ✔ Air Conditioning

Views
- ✔ Sea Views
- ✔ Mountain Views
- ✔ Panoramic Views
- ✔ Garden Views

Features
- ✔ Covered Terrace
- ✔ Lift
- ✔ Fitted Wardrobes
- ✔ Private Terrace
- ✔ Gym
- ✔ Paddle Tennis
- ✔ Tennis Court
- ✔ Storage Room
- ✔ Utility Room
- ✔ Ensuite Bathroom
- ✔ Restaurant On Site

Furniture
- ✔ Fully Furnished

Kitchen
- ✔ Fully Fitted Kitchen

Garden
- ✔ Communal Garden
- ✔ Private Garden

Security
- ✔ Gated Complex
- ✔ Electric Blinds
- ✔ Entry Phone
- ✔ 24 Hour Security

Parking
- ✔ Underground Parking

Category
- ✔ Resale