



Sales - Apartment - Estepona
410.000€

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Ref.-ID: MIBGR5104891

Estepona

Apartment

Community: 1,620 EUR / year

IBI: 633 EUR / year

Rubbish: 128 EUR / year



4



2



160 m2

Exclusive Duplex Penthouse in Bahía Dorada - Possibility of Obtaining a Tourist Rental License Spacious home by the sea — investment with tourist license potential** This large duplex penthouse offers a rare opportunity on the Costa del Sol: **generous square meters, a home-like layout, and low-density living**, just minutes on foot from the beach and the Estepona Marina. Located in a boutique Andalusian-style building with only four apartments, it combines privacy, natural light, and a consolidated residential environment — perfect for both personal use and investment. --- Prime Location The Bahía Dorada community offers: * 8 communal swimming pools, several beachfront * Extensive landscaped gardens * Tennis court * Peaceful, seaside environment close to all amenities --- ### Fully Renovated and Ready to Enjoy This penthouse blends contemporary design with comfort: * Spacious, open-plan living and dining area with designer fireplace * Modern, fully equipped kitchen with ample storage * 18 m² terrace with garden and Mediterranean views * 3 bedrooms plus additional office/guest room * Renovated bathroom with whirlpool bathtub, separate shower, and natural light * Guest toilet, laundry area, and extra storage --- ### Key Investment Advantage **The homeowners' association approves obtaining a tourist license**, a critical factor on the Costa del Sol today. This ensures: ✓ Legal viability for short-term rental ✓ Greater security for investors ✓ Flexibility: personal use + rental income ✓ Added resale value --- **Space, location, and secure tourist rental potential** in one of the most in-demand areas of the Costa del Sol — a residential asset with both immediate and long-term value. ---

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| <p>Setting</p> <ul style="list-style-type: none"> ✓ Commercial Area ✓ Close To Port ✓ Close To Shops ✓ Close To Sea ✓ Close To Schools ✓ Close To Marina ✓ Urbanisation | <p>Orientation</p> <ul style="list-style-type: none"> ✓ South | <p>Condition</p> <ul style="list-style-type: none"> ✓ Excellent ✓ Recently Renovated | <p>Pool</p> <ul style="list-style-type: none"> ✓ Communal ✓ Children`s Pool | <p>Climate Control</p> <ul style="list-style-type: none"> ✓ Air Conditioning ✓ Fireplace | <p>Views</p> <ul style="list-style-type: none"> ✓ Sea ✓ Garden ✓ Pool |
| <p>Features</p> <ul style="list-style-type: none"> ✓ Near Transport ✓ Private Terrace ✓ Paddle Tennis ✓ Tennis Court ✓ Storage Room ✓ Utility Room ✓ Double Glazing ✓ Courtesy Bus | <p>Furniture</p> <ul style="list-style-type: none"> ✓ Not Furnished | <p>Kitchen</p> <ul style="list-style-type: none"> ✓ Fully Fitted | <p>Garden</p> <ul style="list-style-type: none"> ✓ Communal | <p>Security</p> <ul style="list-style-type: none"> ✓ Electric Blinds | <p>Parking</p> <ul style="list-style-type: none"> ✓ Covered ✓ Communal |
| <p>Utilities</p> <ul style="list-style-type: none"> ✓ Electricity ✓ Drinkable Water | <p>Category</p> <ul style="list-style-type: none"> ✓ Investment ✓ Reduced ✓ Resale | | | | |