



**Sales - Apartment - Estepona**  
**559.000€**

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Ref.-ID: MIBGR5113768

Estepona

Community: 2,820 EUR / year

IBI: 800 EUR / year

Rubbish: 141 EUR / year



2



2



157 m<sup>2</sup>

Apartment

Discover this elegant ground floor apartment that perfectly combines space, comfort and an unbeatable location in one of the most sought-after developments in Benahavís. The property features a bright open-plan living and dining area with direct access to a sunny southwest-facing terrace and a private garden, creating the ideal spot to relax, host dinners al fresco or enjoy quality time with family and friends. It offers two spacious bedrooms and two modern bathrooms, including a generous master suite with en-suite bathroom and direct access to the terrace, providing both privacy and a light-filled atmosphere. The fully fitted kitchen includes a convenient separate laundry area, while additional features such as hot and cold air conditioning and underfloor heating in the bathrooms ensure year-round comfort. Living in Benatalaya means enjoying an exclusive lifestyle surrounded by beautifully maintained tropical gardens, several outdoor swimming pools, a heated indoor pool, a fully equipped gym, sauna and spa area, all within a secure gated community with 24-hour security. The location is second to none: just 10 minutes from Puerto Banús, 15 minutes from Marbella and Estepona, and 50 minutes from Málaga Airport, with beaches, golf courses, schools, restaurants and all essential services just a short distance away. This apartment is the perfect choice as a permanent residence, a holiday home or a profitable investment, offering the highest quality of life in a privileged setting on the Costa del Sol. A true gem in Benahavís, ready to captivate you from the very first visit.

<b>Setting</b>	<b>Orientation</b>	<b>Condition</b>	<b>Pool</b>	<b>Climate Control</b>	<b>Views</b>
<input checked="" type="checkbox"/> Close To Shops <input checked="" type="checkbox"/> Close To Schools	<input checked="" type="checkbox"/> South West	<input checked="" type="checkbox"/> Excellent	<input checked="" type="checkbox"/> Communal	<input checked="" type="checkbox"/> Air Conditioning	<input checked="" type="checkbox"/> Garden
<b>Features</b>	<b>Furniture</b>	<b>Kitchen</b>	<b>Garden</b>	<b>Security</b>	<b>Parking</b>
<input checked="" type="checkbox"/> Covered Terrace <input checked="" type="checkbox"/> Lift <input checked="" type="checkbox"/> Fitted Wardrobes <input checked="" type="checkbox"/> Private Terrace <input checked="" type="checkbox"/> Utility Room <input checked="" type="checkbox"/> Double Glazing	<input checked="" type="checkbox"/> Fully Furnished	<input checked="" type="checkbox"/> Partially Fitted	<input checked="" type="checkbox"/> Private	<input checked="" type="checkbox"/> Gated Complex <input checked="" type="checkbox"/> 24 Hour Security	<input checked="" type="checkbox"/> Communal