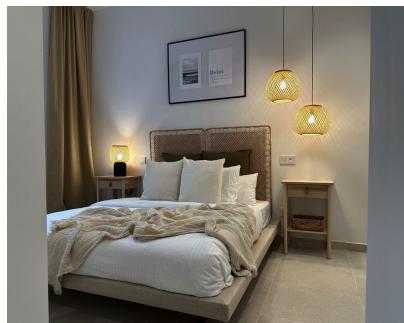




**Sales - Apartment - Estepona**  
**575.000€**

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+34 662 58 96 58  
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2

Estepona



2



77 m<sup>2</sup>

Apartment

Brand New Fully Furnished 2-Bedroom Apartment in Puerto de Estepona – Just One Minute from the Beach! Step into modern coastal luxury with this stunning, brand-new apartment in a 2025-designed building at Calle Melilla, 55, Puerto de Estepona. Boasting 87 m<sup>2</sup> of useful space, this 2-bedroom, 2-bathroom gem is fully furnished and ready to move in ("a estrenar"), offering a seamless blend of contemporary design and unbeatable location. The open-plan layout features a spacious living-dining-kitchen area (28.15 m<sup>2</sup>), two comfortable bedrooms (12.54 m<sup>2</sup> and 10.59 m<sup>2</sup>), two modern bathrooms, a hall (3.53 m<sup>2</sup>), and patios for outdoor enjoyment – all with elevator access for ultimate convenience. Key Features: Prime Beachfront Location: Only a one-minute walk to the sandy shores, with a tennis/padel center right around the corner for active lifestyles. Modern and Efficient Design: Completed in 2025, with underground parking, full furnishings, and thoughtful spaces like a paso (1.70 m<sup>2</sup>) and patios (including Patio 2 at 9.53 m<sup>2</sup>) for relaxation. Communal Amenities: Enjoy relaxing rooftop areas with BBQ zones and a swimming pool – perfect for unwinding in the sun. Comfort and Convenience: Elevator directly to your floor, bright open-plan living, and proximity to Estepona's vibrant port area. This pristine property is an ideal retreat for those seeking effortless beachside living in a brand-new setting. Contact us today to secure your slice of paradise!

Setting	Orientation	Condition	Pool	Climate Control	Views
✓ Beachfront	✓ North East	✓ Excellent	✓ Communal	✓ Air Conditioning	✓ Urban
✓ Town		✓ New Construction		✓ Pre Installed A/C	✓ Street
✓ Commercial Area				✓ Hot A/C	
✓ Beachside				✓ Cold A/C	
✓ Port					
✓ Close To Port					
✓ Close To Shops					
✓ Close To Sea					
✓ Close To Schools					
✓ Close To Marina					
Features	Furniture	Kitchen	Security	Parking	
✓ Covered Terrace	✓ Fully Furnished	✓ Fully Fitted	✓ Gated Complex	✓ Underground	
✓ Lift			✓ Entry Phone	✓ Private	
✓ Fitted Wardrobes			✓ Alarm System		
✓ Near Transport					
✓ Private Terrace					
✓ WiFi					
✓ Tennis Court					
✓ Utility Room					
✓ Ensuite Bathroom					
✓ Access for people with reduced mobility					
✓ Marble Flooring					
✓ Double Glazing					
✓ Near Church					
✓ Fiber Optic					