

**Sales - House - Estepona**  
**1.695.000€**

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**Ref.-ID: MIBGR5487430**

**Estepona**

**House**

**Community: 1,944 EUR / year**

**IBI: 588 EUR / year**

**Rubbish: 129 EUR / year**



**4**



**3**



**188 m2**

Exceptional Frontline Beach Home, Fully Renovated, Turnkey and with short term rental license. A rare opportunity to own a beautifully renovated frontline beach semi-detached home, positioned just metres from the Mediterranean with uninterrupted views across the sea to Gibraltar and the coast of Morocco. New to the market and offered in immaculate, turnkey condition, this exceptional property combines the feel of a private beach house with the convenience and security of an established residential community. The home has been fully renovated from top to bottom and is being sold completely furnished, allowing the new owner to simply arrive, unpack and immediately enjoy the Costa del Sol lifestyle. The main living level is bright, stylish and beautifully presented, with a comfortable lounge and dining area leading towards the outdoor spaces. The fully fitted contemporary kitchen offers generous storage and workspace, while large windows and doors throughout the property maximise the natural light and connection with the sea. Without question, one of the highlights of the property is its large frontline terrace. Designed for year-round outdoor living, it features built-in sofas, a generous dining area, an outdoor shower and a private heated plunge pool overlooking the Mediterranean. Glass curtains allow the covered section of the terrace to be enjoyed throughout the seasons while retaining the spectacular sea views. Upstairs are 2 bedrooms, including an impressive master suite where you can wake each morning to incredible uninterrupted sea views. The master bedroom benefits from a small private balcony, walk-in wardrobe and a beautifully finished en-suite bathroom with both a walk-in shower and freestanding bath. The lower level has been cleverly transformed into an additional recreational and sleeping area, providing 2 further bedrooms, a bathroom and a fantastic games zone complete with table football, dartboard, Nintendo Switch and fridge. It creates an ideal space for children, teenagers or visiting family and friends. The property enjoys a privileged position within the urbanisation, with direct access from the communal gardens onto the beach. Residents also have use of attractive landscaped gardens and a large communal swimming pool, while the popular Playa del Cristo is approximately a 20-minute walk away. Another major advantage is that the property already holds a short-term rental licence. Although the current owners have never rented the home, its frontline location, accommodation, private heated pool and turnkey presentation give it outstanding potential as a luxury holiday rental investment. The property is sold fully furnished and ready to enjoy, including 2 electric bikes and electric scooters, making it especially convenient for exploring the surrounding coastline. A private parking space is located immediately outside the house. This is a particularly difficult type of property to find on the Costa del Sol, frontline beach, renovated to a high standard, private outdoor space, spectacular sea views, direct beach access and ready for immediate occupation. Key ready. Fully furnished. Simply move in and enjoy.

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| <b>Setting</b> <ul style="list-style-type: none"><li>✔ Beachfront</li><li>✔ Beachside</li><li>✔ Close To Port</li><li>✔ Close To Sea</li><li>✔ Close To Town</li><li>✔ Close To Marina</li><li>✔ Urbanisation</li><li>✔ Front Line Beach Complex</li></ul>                                                                                           | <b>Orientation</b> <ul style="list-style-type: none"><li>✔ East</li><li>✔ South East</li><li>✔ South</li><li>✔ South West</li><li>✔ West</li></ul> | <b>Condition</b> <ul style="list-style-type: none"><li>✔ Excellent</li><li>✔ Recently Renovated</li></ul> | <b>Pool</b> <ul style="list-style-type: none"><li>✔ Communal</li><li>✔ Private</li><li>✔ Heated</li></ul> | <b>Climate Control</b> <ul style="list-style-type: none"><li>✔ Air Conditioning</li><li>✔ Hot A/C</li><li>✔ Cold A/C</li><li>✔ Fireplace</li></ul> | <b>Views</b> <ul style="list-style-type: none"><li>✔ Sea</li><li>✔ Beach</li><li>✔ Port</li><li>✔ Panoramic</li><li>✔ Garden</li><li>✔ Pool</li></ul> |
| <b>Features</b> <ul style="list-style-type: none"><li>✔ Covered Terrace</li><li>✔ Fitted Wardrobes</li><li>✔ Private Terrace</li><li>✔ Ensuite Bathroom</li><li>✔ Double Glazing</li><li>✔ Basement</li></ul> <b>Category</b> <ul style="list-style-type: none"><li>✔ Beachfront</li><li>✔ Holiday Homes</li><li>✔ Luxury</li><li>✔ Resale</li></ul> | <b>Furniture</b> <ul style="list-style-type: none"><li>✔ Fully Furnished</li></ul>                                                                 | <b>Kitchen</b> <ul style="list-style-type: none"><li>✔ Fully Fitted</li></ul>                             | <b>Garden</b> <ul style="list-style-type: none"><li>✔ Communal</li></ul>                                  | <b>Security</b> <ul style="list-style-type: none"><li>✔ Alarm System</li></ul>                                                                     | <b>Parking</b> <ul style="list-style-type: none"><li>✔ Street</li><li>✔ Private</li></ul>                                                             |