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Sales - Apartment - Estepona

535.000€

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Ref.-ID: MIBGR5495803 **Estepona** **Apartment**

Community: 2,688 EUR / year **IBI: 590 EUR / year** **Rubbish: 120 EUR / year** **2** **2** **128 m2**

Contemporary Sea-View Apartment with Two Terraces in ISEA Estepona A beautifully presented two-bedroom, two-bathroom apartment with open Mediterranean Sea views, two private terraces and a south-east orientation, set within the contemporary ISEA Estepona development on the western side of Estepona. The property offers a particularly well-considered layout for Mediterranean living. The main living spaces open directly towards the sea, while a second terrace to the rear creates a completely different outdoor setting overlooking the surrounding countryside and hills. The principal terrace is a natural extension of the living room. Wide sliding glass doors open the interior towards the outside, bringing the Mediterranean into view from the sofa, dining area and kitchen and creating a bright, relaxed living space with a strong connection to the terrace. From here, the outlook extends across the landscaped communal areas and swimming pool towards the coastline and the sea beyond. The second terrace, positioned on the opposite side of the apartment, adds another valuable dimension to the property. More private and with an open inland outlook, it provides a separate outdoor space from which to enjoy different light, views and moments of the day. Inside, the apartment has been finished in a calm contemporary style. The open-plan kitchen integrates seamlessly with the living area, with clean white cabinetry, stone-effect work surfaces and built-in appliances, while neutral tones and natural textures enhance the sense of light throughout the home. The property is offered fully furnished, with the existing furniture and interior scheme included, allowing the next owner to enjoy it immediately. Comfort is further enhanced by ducted hot and cold air conditioning, double glazing, fitted wardrobes and an energy-efficiency rating of B. A private underground parking space and storage room are also included. Another important advantage is the property's existing tourist rental licence, providing additional flexibility for an owner wishing to combine personal use with holiday letting. Residents at ISEA enjoy a well-designed range of communal facilities, including a swimming pool, gymnasium, sauna, social area, landscaped gardens and children's facilities, all within a modern residential environment overlooking the Mediterranean. A well-connected setting in West Estepona The apartment is located in Arroyo Enmedio, immediately west of Estepona, in an area that combines a peaceful residential setting with convenient access to the coast, town and surrounding amenities. The beach is close by, while Estepona Marina, the historic centre, restaurants, shops and everyday services are only a short drive away. The location is also particularly attractive for golfers, with Estepona Golf nearby and Doña Julia Golf and Finca Cortesin easily accessible along this stretch of the Costa del Sol. Despite its proximity to Estepona, the setting retains a welcome sense of openness. Sea views to the front, landscaped communal areas and the surrounding countryside create an environment that feels considerably less built-up than many more densely developed parts of the coast. What makes this property particularly appealing is the combination of features it brings together: open sea views, a south-east orientation, two substantial terraces, contemporary interiors, full furnishings, a tourist licence, parking, storage and excellent communal facilities. For buyers seeking a modern home close to Estepona that can be enjoyed from day one, whether as a permanent residence, Mediterranean second home or property with rental flexibility, this is a particularly complete proposition.

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

Orientation
- ✔ South East Orientation

Condition
- ✔ Excellent Condition

Pool
- ✔ Communal Pool
- ✔ Childrens Pool

Climate Control
- ✔ Air Conditioning

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

Features
- ✔ Covered Terrace
- ✔ Lift
- ✔ Fitted Wardrobes
- ✔ Near Transport
- ✔ Gym
- ✔ Storage Room
- ✔ Ensuite Bathroom
- ✔ Disabled Access
- ✔ Double Glazing

Furniture
- ✔ Fully Furnished

Kitchen
- ✔ Fully Fitted Kitchen

Garden
- ✔ Communal Garden

Security
- ✔ Gated Complex

Parking
- ✔ Garage

Utilities
- ✔ Electricity
- ✔ Drinkable Water

Category
- ✔ Luxury
- ✔ Contemporary