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Sales - Apartment - Estepona

425.000€

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Ref.-ID: MIBGR5499007 **Estepona** **Apartment**

Community: 2,160 EUR / year **IBI: 489 EUR / year** **Rubbish: 160 EUR / year** **2** **2** **110 m2**

Experience perfect modern Mediterranean living in this immaculate, brand-new 2-bedroom, 2-bathroom ground-floor apartment in the prestigious Aranya development in Estepona, ideally positioned between Marbella and Estepona. Delivered at the end of 2024, this fully furnished home is presented in flawless condition, offering a genuine turnkey opportunity for those seeking style, comfort, and effortless living on the Costa del Sol. It also benefits from a touristic rental license, making it an exceptional investment with immediate rental potential. The apartment features two beautifully designed bedrooms, including a serene master suite with its own en-suite bathroom, along with a second contemporary bathroom. The bright open-plan living area flows seamlessly onto a spacious 40m² terrace and an 80m² private garden, creating an outstanding 120m² of outdoor living space perfect for relaxing, entertaining, and enjoying the Mediterranean climate. A modern, fully equipped kitchen completes the interior, offering both functionality and elegant design. The Aranya urbanisation enhances daily life with its excellent amenities, including a large outdoor swimming pool, a fully equipped gym, and a stylish co-working space, all surrounded by beautifully landscaped communal areas. The property also includes underground parking and a private storage room for added convenience. Situated in a peaceful yet well-connected location between Marbella and Estepona, the apartment is close to beaches, golf courses, restaurants, and all essential services. With its perfect presentation, brand-new finish, generous outdoor spaces, and rental license already in place, this property is ready to be enjoyed or rented out from the very first day.

Setting
- ✔ Close To Shops
- ✔ Close To Schools

Orientation
- ✔ South East

Condition
- ✔ Excellent
- ✔ New Construction

Pool
- ✔ Communal

Climate Control
- ✔ Air Conditioning

Views
- ✔ Mountain
- ✔ Pool

Features
- ✔ Covered Terrace
- ✔ Lift
- ✔ Fitted Wardrobes
- ✔ Private Terrace
- ✔ Gym
- ✔ Storage Room
- ✔ Ensuite Bathroom
- ✔ Barbeque

Furniture
- ✔ Fully Furnished

Kitchen
- ✔ Kitchen-Lounge

Garden
- ✔ Communal

Security
- ✔ Gated Complex
- ✔ Alarm System

Parking
- ✔ Private

Category
- ✔ Luxury