

**Sales - Apartment - Estepona**

**729.000€**

## Estepona

## Apartment

Community: 1,512 EUR / year IBI: 346 EUR / year

Rubbish: 129 EUR / year



3



3



185 m<sup>2</sup>

Located in the very centre of Estepona, this modern duplex penthouse offers the perfect combination of urban convenience and Mediterranean charm. Its privileged setting places you within walking distance of shops, schools, playgrounds, public transport, and just minutes from the beach, the port, and several golf courses. The property boasts 185 m<sup>2</sup> total (105 m<sup>2</sup> interior), smartly distributed over two levels. The bright and welcoming living and dining area serves as the heart of the home, offering a comfortable and well-designed space for both everyday living and entertaining. From here, large doors open onto a private 11 m<sup>2</sup> terrace with lovely city views and views of the surrounding mountains. A striking designer staircase adds architectural character to the space and leads up to the impressive 70 m<sup>2</sup> private solarium above, seamlessly connecting indoor and outdoor living and perfect for sunbathing, entertaining, or simply enjoying the Costa del Sol lifestyle. The kitchen is separate and highly practical, thoughtfully designed for everyday functionality while maintaining a clean and organized living environment. Its layout allows for efficient use of space while remaining conveniently close to the main living area. The property features 3 bedrooms and 2 bathrooms (one en suite), offering flexibility for families or those seeking additional space. The master suite stands out for its natural light, generous proportions, and stylish modern en-suite bathroom. One of the additional bedrooms is currently used as a spacious walk-in wardrobe, although it can easily be converted back into a bedroom according to the original plans. The third bedroom is presently arranged as a home office, with direct access to the terrace, creating an ideal work-from-home environment with natural light and outdoor connection. Additional features include a laundry room, storage room, and a private parking space included in the price. On the rooftop of the building, residents also benefit from a communal swimming pool, an ideal spot to relax on warm summer days. Built in 2020 and situated on the 7th floor with lift access, this penthouse is ready to move into and offers the rare opportunity to enjoy a contemporary home in one of Estepona's most desirable central locations. Key Features 185 m<sup>2</sup> total | 105 m<sup>2</sup> interior 3 bedrooms | 2 bathrooms (1 en suite) Separate fully fitted kitchen Private terrace + 70 m<sup>2</sup> solarium Private parking & storage room Built in 2020 | Excellent condition Communal rooftop pool 7th floor with lift A unique opportunity to experience Estepona at its best — combining location, comfort, and lifestyle in one exceptional property.

### Setting

- ✓ Close To Port
- ✓ Close To Shops
- ✓ Close To Sea
- ✓ Close To Town
- ✓ Close To Schools

### Climate Control

- ✓ Air Conditioning

### Kitchen

- ✓ Partially Fitted
- ✓ Kitchen-Lounge

### Orientation

- ✓ North West

### Views

- ✓ Mountain
- ✓ Panoramic
- ✓ Urban

### Security

- ✓ Electric Blinds
- ✓ Alarm System

### Condition

- ✓ New Construction

### Features

- ✓ Covered Terrace
- ✓ Lift
- ✓ Fitted Wardrobes
- ✓ Near Transport
- ✓ Private Terrace
- ✓ Solarium
- ✓ Storage Room
- ✓ Ensuite Bathroom
- ✓ Wood Flooring

### Parking

- ✓ Private

### Pool

- ✓ Communal

### Furniture

- ✓ Fully Furnished



























