Sales - House - Estepona

610.000€

Estepona **House**

 **2**  **2**  **119 m2**  **152 m2**

EXCLUSIVE SEMI-DETACHED HOUSE IN BAHÍA DORADA (WEST ESTEPONA) WITH PANORAMIC SEA VIEWS. Located in one of the most desirable regions of the Costa del Sol, this contemporary semi-detached residence is part of a prestigious project comprising only three homes, two of which are semi-detached. Due to its elevated location, it provides breathtaking sea views just 500 meters from the beach. The property is situated 1.5 km from Estepona Golf, a mere 5 minutes from Estepona Marina, and 10 minutes from Puerto de la Duquesa. Spread across two floors facing southeast, it is distinguished by its ample natural light and sophisticated design, featuring high-quality materials throughout. The kitchen is fully equipped with top-of-the-line appliances, and the property boasts an aerothermal water system along with premium porcelain tiles, ensuring both efficiency and comfort. Additionally, it includes a spacious terrace and a private garden, creating an ideal environment for enjoying unforgettable moments with family and friends.

Setting
- ✔ Close To Sea

Orientation
- ✔ South East Orientation

Condition
- ✔ New Construction

Pool
- ✔ Communal Pool

Climate Control
- ✔ Air Conditioning

Views
- ✔ Sea Views

Features
- ✔ Private Terrace
- ✔ Double Glazing

Kitchen
- ✔ Fully Fitted Kitchen

Garden
- ✔ Communal Garden
- ✔ Private Garden

Parking
- ✔ Street Parking
- ✔ Private Parking

Category
- ✔ Holiday Homes














NETFLIX



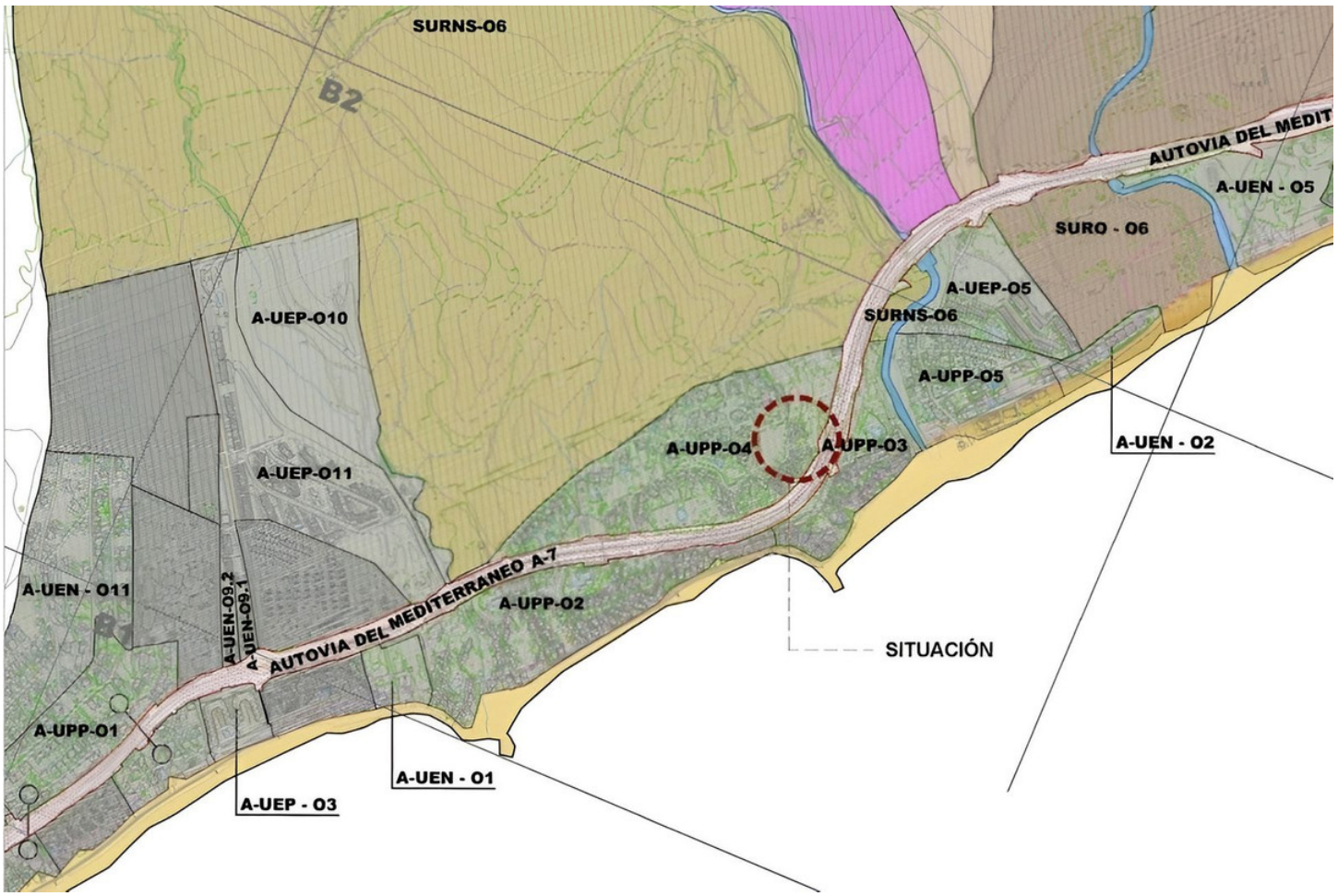




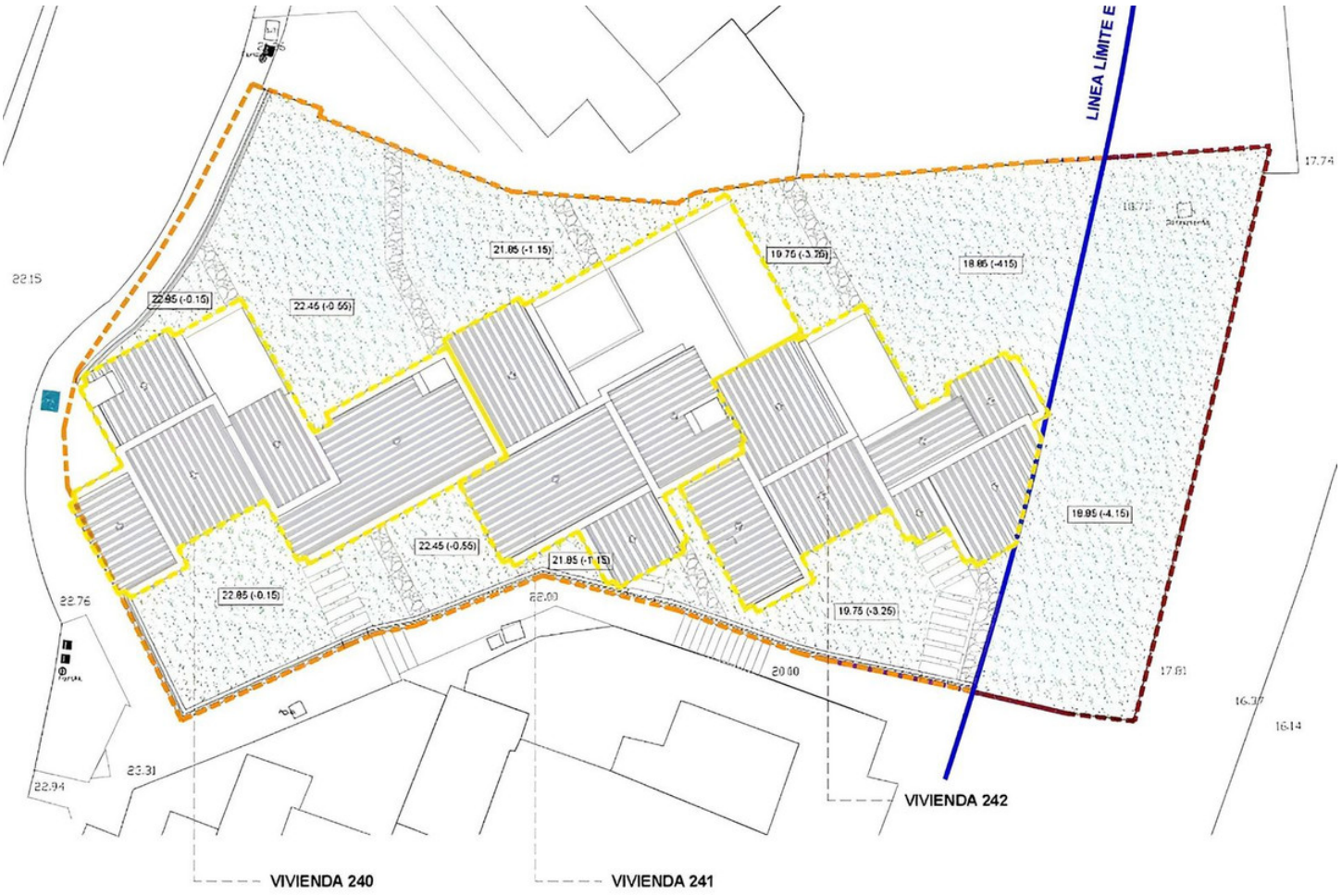




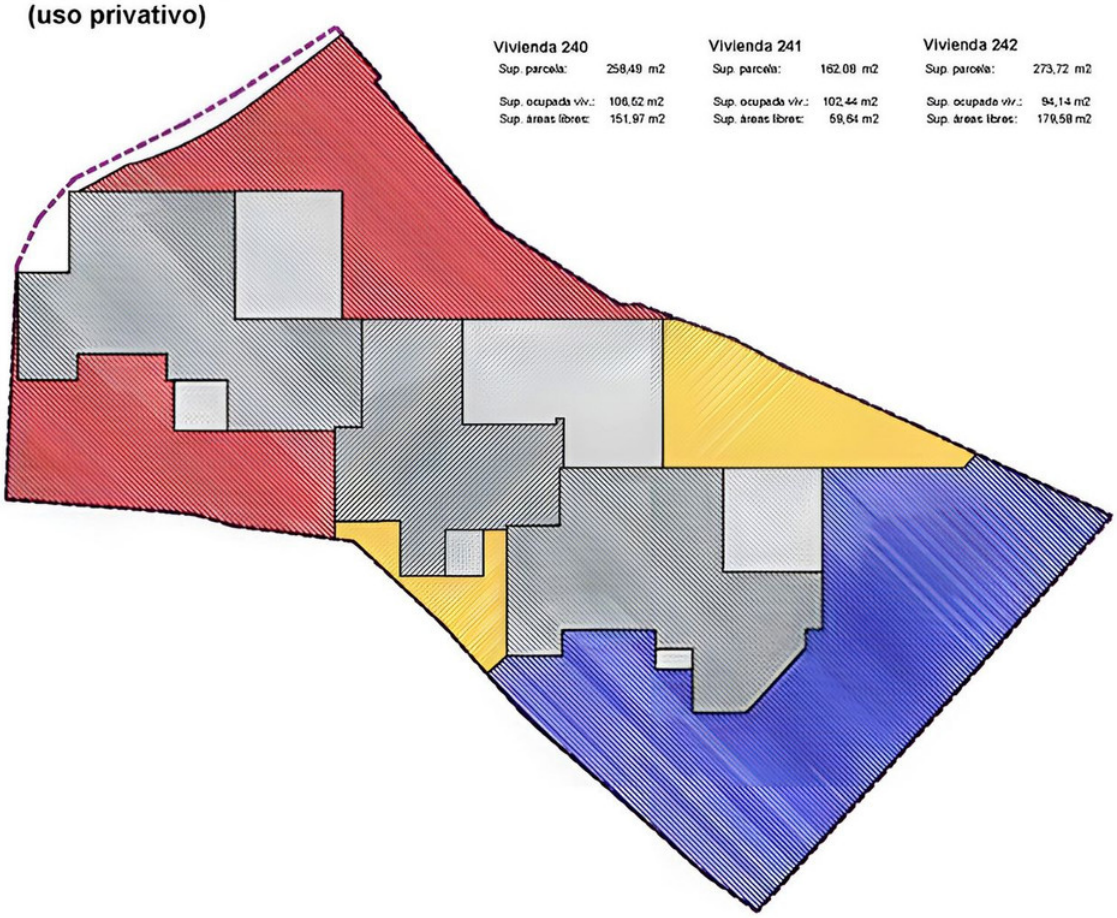



SURNS-06
B2
AUTOVIA DEL MEDIT
A-UEN - 05
SURO - 06
A-UEP-05
SURNS-06
A-UPP-05
A-UEN - 02
A-UEP-010
A-UEP-011
A-UPP-04
A-UPP-03
A-UEN - 011
A-UEN-09.2
A-UEN-09.1
AUTOVIA DEL MEDITERRANEO A-7
A-UPP-02
SITUACIÓN
A-UPP-01
A-UEN - 01
A-UEP - 03


VIVIENDAS ADOSADAS


LINEA LÍMITE E
21.85 (-1.15)
19.75 (-3.25)
18.85 (-4.15)
22.95 (-0.15)
22.45 (-0.55)
22.15
17.74
22.76
22.00
20.00
17.81
16.37
16.14
22.94
23.31
VIVIENDA 242
VIVIENDA 240
VIVIENDA 241

Parcelación propuesta (uso privativo)



Vivienda 240		Vivienda 241		Vivienda 242	
Sup. parcela:	258,49 m2	Sup. parcela:	162,09 m2	Sup. parcela:	273,72 m2
Sup. ocupada viv.:	106,52 m2	Sup. ocupada viv.:	102,44 m2	Sup. ocupada viv.:	94,14 m2
Sup. áreas libres:	151,97 m2	Sup. áreas libres:	59,64 m2	Sup. áreas libres:	179,58 m2

Planta Baja



Planta Primera



Vivienda 240

Planta Baja

1 Hall	2,21 m²
2 Trastero	1,71 m²
3 Escalera	2,93 m²
4 Comedor	8,64 m²
5 Cocina	5,80 m²
6 Salón	24,28 m²
7 Distribuidor	1,20 m²
8 Dormitorio 1	13,33 m²
9 Baño 1	4,32 m²
Total sup. útil cerrada	64,42 m²
10 Porche	3,75 m²
11 Terraza 1	22,74 m²
Total sup. útil abierta	26,49 m²
Total sup. construida	83,79 m²

Planta Primera

12 Escalera	4,16 m²
13 Distribuidor	1,25 m²
14 Dormitorio 2	14,21 m²
15 Baño 2	6,77 m²
Total sup. útil cerrada	26,39 m²
16 Terraza 2	8,41 m²
Total sup. útil abierta	8,41 m²
Total sup. construida	35,66 m²

Total vivienda

Total sup. útil cerrada	90,81 m²
Total sup. útil abierta	34,90 m²
Total sup. construida	119,45 m²