# Sales - Apartment - Atalaya

# 690.000€

**Atalaya** **Apartment**

**Community: 3,840 EUR / year** **IBI: 1,058 EUR / year** **Rubbish: 171 EUR / year**

 **3**  **3**  **148 m2**  **38 m2**

Apartment with Private Garden in Nueva Atalaya, Estepona Located in the established residential area of Nueva Atalaya, Estepona, this apartment enjoys an excellent location, surrounded by golf courses and close to a wide range of amenities, including supermarkets, restaurants, cafés and shops. The beach and San Pedro de Alcántara are just a few minutes away, while Puerto Banús is only a 10-minute drive, with excellent connections to both Marbella and Estepona town centre. This spacious ground-floor apartment offers 3 bedrooms and 3 bathrooms, with generous living areas and plenty of natural light. Its comfortable proportions and pleasant outdoor spaces create the feeling of living in a house rather than an apartment. The property features a lovely covered terrace enclosed with glass curtains, allowing this space to be enjoyed throughout the year. From here, there is direct access to a beautiful private garden with a fruit tree, providing an ideal setting for relaxing or dining outdoors. Its sunny orientation allows the property to enjoy natural light throughout the day. The apartment is situated within an exclusive residential complex offering excellent facilities, including several swimming pools surrounded by tropical gardens, a gym, sauna, spa and communal meeting areas, creating a pleasant and relaxing environment for residents. An ideal property for those seeking spacious interiors, private outdoor areas and all the comforts of a high-quality residential complex in a well-connected location on the Costa del Sol.

**Setting**
- ✔ Commercial Area
- ✔ Close To Golf
- ✔ Close To Port
- ✔ Close To Shops
- ✔ Close To Sea
- ✔ Close To Schools
- ✔ Close To Marina
- ✔ Urbanisation

**Orientation**
- ✔ South West Orientation

**Condition**
- ✔ Good Condition

**Pool**
- ✔ Communal Pool

**Climate Control**
- ✔ Air Conditioning
- ✔ Hot A/C
- ✔ Cold A/C

**Views**
- ✔ Garden Views
- ✔ Urban Views

**Features**
- ✔ Covered Terrace
- ✔ Lift
- ✔ Fitted Wardrobes
- ✔ Private Terrace
- ✔ Storage Room
- ✔ Utility Room
- ✔ Ensuite Bathroom
- ✔ Marble Flooring
- ✔ Double Glazing

**Furniture**
- ✔ Optional Furniture

**Kitchen**
- ✔ Fully Fitted Kitchen

**Garden**
- ✔ Communal Garden
- ✔ Private Garden

**Security**
- ✔ Gated Complex
- ✔ Entry Phone
- ✔ 24 Hour Security

**Parking**
- ✔ Underground Parking
- ✔ Covered Parking
- ✔ Multiple Parking Spaces
- ✔ Private Parking

**Utilities**
- ✔ Electricity
- ✔ Telephone

**Category**
- ✔ Golf
- ✔ Holiday Homes
- ✔ Investment
- ✔ Resale




































































ALARMA
951 43 32 68




































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PLANTA GENERAL
GENERAL PLAN / GROUND FLOOR
SUPERFICIE CONSTRUIDA
BUILT SURFACE
148,28 m²
TERRAZA
TERRACE
33,32 m²
TOTAL
181,60 m²
JARDÍN
GARDEN
38,00 m²
N
APARTAMENTO DE 3 DORMITORIOS
3 BEDROOM APARTMENT



