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Sales - House - Estepona

610.000€

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Ref.-ID: MIBGR4418671 **Estepona** **House**

 **2**  **2**  **124 m2**  **151 m2**

EXCLUSIVE SEMI-DETACHED HOUSE IN BAHÍA DORADA WITH PANORAMIC SEA VIEWS. Located in one of the most sought-after areas of the Costa del Sol, this modern semi-detached home is part of an exclusive project of only three residences, two of them semi-detached, and thanks to its elevated position, it offers stunning sea views just 500 meters from the beach. The property is 1.5 km from Estepona Golf, 5 minutes from Estepona Marina, and 10 minutes from Puerto de la Duquesa. Spread over two southeast-facing floors, it stands out for its abundant natural light and elegant design, with high-quality materials throughout. The kitchen is fully equipped with top-brand appliances, and the property features an aerothermal water system and premium porcelain tiles, ensuring efficiency and comfort. It also includes a spacious terrace and private garden, providing the perfect setting to enjoy memorable moments with family and friends. Key handover is scheduled for the third quarter of 2025.

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

Orientation
- ✔ East Facing
- ✔ South Facing

Condition
- ✔ Excellent Condition

Climate Control
- ✔ Air Conditioning

Views
- ✔ Sea Views
- ✔ Panoramic Views
- ✔ Garden Views

Features
- ✔ Fitted Wardrobes
- ✔ Private Terrace
- ✔ Ensuite Bathroom
- ✔ Double Glazing

Kitchen
- ✔ Fully Fitted Kitchen

Garden
- ✔ Private Garden

Parking
- ✔ Garage

Utilities
- ✔ Electricity
- ✔ Drinkable Water

Category
- ✔ Off Plan
- ✔ Contemporary



































































Planta Baja



Planta Primera



SUPERFICIES VIVIENDA 240

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



