



**Sales - Apartment - Estepona**  
**429.000€**

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**Ref.-ID: MIBGR5179294**

**Estepona**

**Apartment**

**Community: 1,800 EUR / year IBI: 600 EUR / year**

**Rubbish: 90 EUR / year**



**2**



**2**



**76 m<sup>2</sup>**

Penthouse with panoramic sea and golf views – Estepona, Valle Romano, Calle Ecuador 1 Best deal - for quick sale! This unique penthouse is located in one of Estepona's most picturesque areas – Valle Romano. This spacious, modern apartment features a large terrace and spectacular views of the Mediterranean Sea, golf courses, and majestic mountains. Property Features: • Premium location – between two renowned golf courses: Valle Romano and Azata Golf, surrounded by greenery, peace, and quiet, yet with quick access to the center of Estepona, the port, restaurants, and all amenities. • Best exposure in the development – the apartment is located on the top floor of the complex's most conveniently located building, guaranteeing complete privacy and uninterrupted, frontal sea views. • Natural light – the southern exposure ensures brightness and warmth in the living room and master bedroom throughout the day. • Functional layout – two comfortable bedrooms, two fully equipped bathrooms, a spacious living room with an open kitchen and access to a terrace with a breathtaking view. • Furnitures and accessories for open negotiations. Amenities and additional advantages: • Private parking space in the underground garage, • Spacious storage unit right next to the parking space, • Swimming pool with a separate children's pool, • Intimate playground, • Community club with full facilities, • Exercise room and outdoor fitness equipment, • Well-designed walking paths suitable for families with children and people with limited mobility, • Recreational areas: picnic benches and a boules court. \*\*\*\*\* Why is it worth it? \*\*\*\*\* This is an ideal option for both a vacation rental and a permanent residence. The combination of comfort, privacy, and proximity to nature with access to city infrastructure makes this apartment an excellent choice for: • golf and other sports enthusiasts, • families with children, • those seeking a peaceful and stylish place to live by the sea, • as an investment for short-term and long-term rentals

<b>Setting</b>	<b>Orientation</b>	<b>Condition</b>	<b>Pool</b>
✓ Close To Port	✓ South East	✓ Excellent	✓ Communal
✓ Close To Shops	✓ South	✓ Good	✓ Children's Pool
✓ Close To Sea	✓ South West	✓ New Construction	
✓ Close To Town	✓ North West		
✓ Close To Marina			
<b>Climate Control</b>	<b>Views</b>	<b>Features</b>	<b>Furniture</b>
✓ Air Conditioning	✓ Sea	✓ Lift	✓ Part Furnished
✓ Hot A/C	✓ Mountain	✓ Fitted Wardrobes	✓ Optional
✓ Cold A/C	✓ Golf	✓ Private Terrace	
	✓ Panoramic	✓ Satellite TV	
	✓ Lake	✓ WiFi	
		✓ Gym	
		✓ Storage Room	
		✓ Access for people with reduced mobility	
		✓ Basement	
		✓ Fiber Optic	
<b>Kitchen</b>	<b>Garden</b>	<b>Security</b>	<b>Parking</b>
✓ Partially Fitted	✓ Communal	✓ Gated Complex	✓ Underground
		✓ Alarm System	✓ Garage
		✓ Safe	✓ Private
<b>Utilities</b>	<b>Category</b>		
✓ Electricity	✓ Golf		
✓ Drinkable Water	✓ Holiday Homes		
	✓ Investment		
	✓ Resale		
	✓ Contemporary		































