Sales - Apartment - Estepona

216.000€

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Ref.-ID: MIBGR5288140 **Estepona** **Apartment**

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 **43 m2**

Middle Floor Studio on the Beachfront in El Pirata, Estepona — Renovated, with Tourist License and NRU Attractive middle floor studio apartment of approximately 40 m², fully renovated and furnished, located frontline beach in the exclusive and peaceful area of El Pirata, Estepona, just a few steps from the sea and with direct access to the seaside promenade. The property stands out for its modern design, excellent use of space, and bright interior. It offers an open-plan living and sleeping area, a fully equipped kitchen, a renovated bathroom, and lateral sea views, making it ideal both for personal use and as an investment. The studio holds a tourist rental license (VUT) and NRU, with proven high rental yield throughout the year. The area is highly sought after by tourists thanks to its tranquil setting, beachfront location, and the wide selection of restaurants and services just a short walk away. Situated on a middle floor, exterior-facing apartment with lift access, in a building constructed in 1981, the property is in excellent condition and equipped with air conditioning and individual heating. An excellent opportunity as a secure investment, holiday home, or second residence in one of the most desirable locations on the Costa del Sol.

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

Orientation
- ✔ West Facing

Condition
- ✔ Excellent Condition
- ✔ Good Condition
- ✔ Recently Refurbished

Climate Control
- ✔ Air Conditioning

Views
- ✔ Sea Views
- ✔ Beach Views
- ✔ Port Views
- ✔ Panoramic Views
- ✔ Garden Views
- ✔ Courtyard Views

Features
- ✔ Covered Terrace
- ✔ Lift
- ✔ Near Transport

Furniture
- ✔ Fully Furnished

Kitchen
- ✔ Fully Fitted Kitchen

Garden
- ✔ Communal Garden

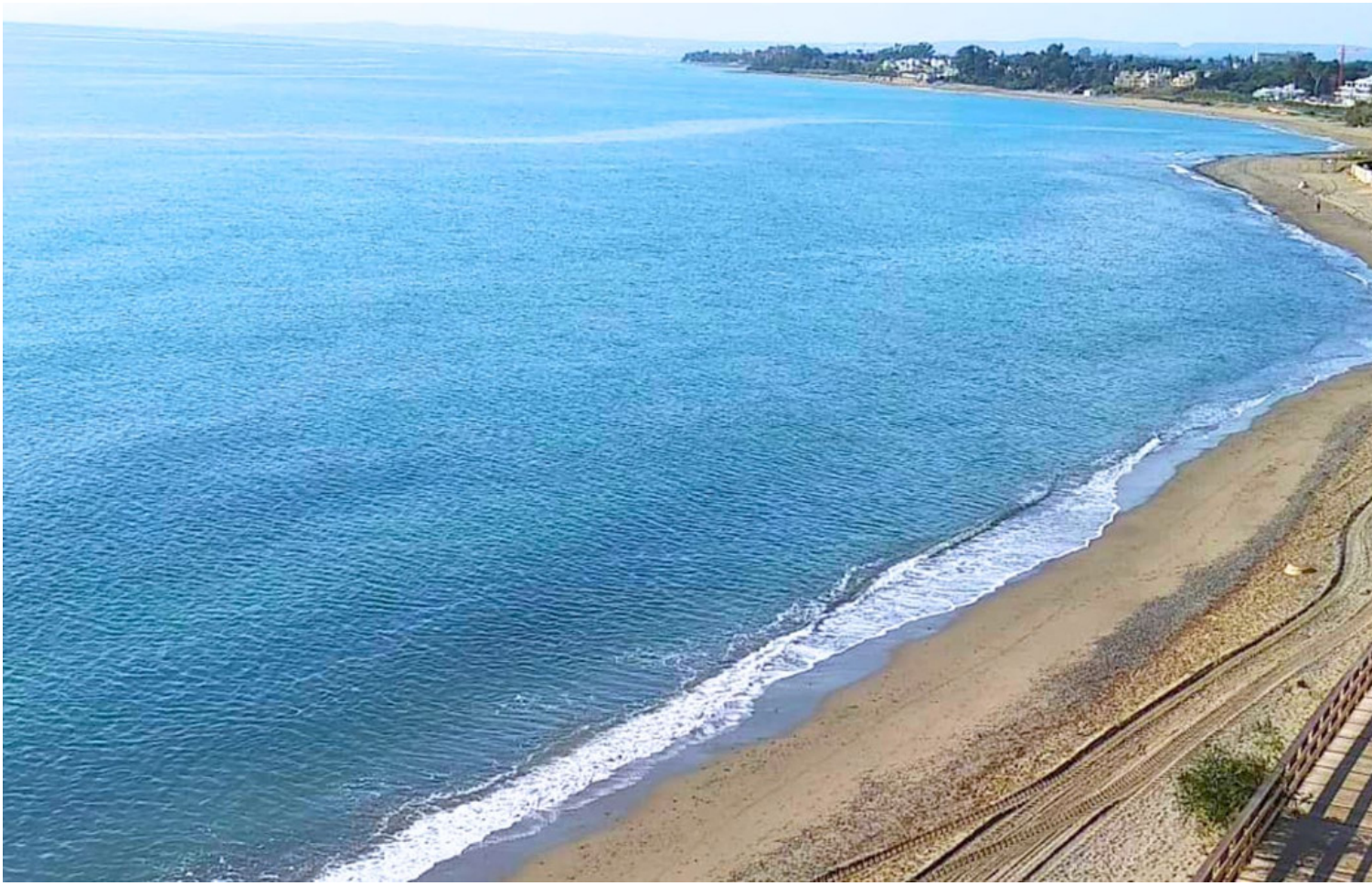
Security
- ✔ Gated Complex

Utilities
- ✔ Electricity
- ✔ Drinkable Water
- ✔ Telephone

Category
- ✔ Investment









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