Sales - Apartment - Estepona

530.000€

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Ref.-ID: MIBGR5484478 **Estepona** **Apartment**

 **2**  **2**  **96 m2**

BRAND NEW - UNFURNISHED | SEA VIEWS | 300M FROM BEACH SALE or LONG TERM RENTAL or RENT-TO-BUY Discover contemporary Mediterranean living in this beautiful, newly built apartment located in the exclusive residential complex of CULMIA Sunset Bay, Estepona. Built in 2025, this property offers 96 m² of interior space complemented by a generous 28 m² private terrace, where you can enjoy pleasant garden surroundings and views towards the Mediterranean Sea. Located just approximately 300 metres from the beach, it combines modern comfort, an excellent location and outstanding communal facilities. The apartment features two bedrooms and two bathrooms, together with a bright and welcoming living area. It is offered unfurnished, providing the perfect opportunity to create an interior that reflects your own style and preferences. A private parking space and a storage room are included. CULMIA Sunset Bay offers a wonderful range of facilities designed to make everyday life feel like a holiday: - Two communal swimming pools with sunbathing areas - Beautifully maintained landscaped gardens - Fully equipped indoor and outdoor gyms - Putting green - Residents' social club - Dedicated reading and relaxation areas Prime Location – Close to the Beach and Estepona Centre The beach is approximately 300 metres away, while the beautiful coastal promenade, Senda Litoral, offers wonderful opportunities for walking and cycling along the Mediterranean. Estepona town centre is just a 5-minute drive away, with its charming old town, restaurants, cafés, boutiques and all essential amenities within easy reach. Several renowned golf courses, including Valle Romano Golf, Estepona Golf and Finca Cortesín, are also conveniently located nearby. Flexible Options to Make This Property Yours This property is available under three different arrangements: - For Sale: □530,000 - Long-Term Rental: 2400 □/month, 3 months' rent in advance + 1 month's rent as a deposit - Rent-to-Buy: A flexible alternative for those who would like to move in now and work towards owning the property in the future, subject to agreed terms and conditions. Whether you are looking for a permanent residence, a holiday home or a flexible way to secure your future property on the Costa del Sol, this apartment offers an excellent opportunity. Contact us for further details or to arrange a viewing. At the end of the photo gallery, you will find some interior design inspirations showing how the apartment could look when furnished and styled by an interior designer who lives right here in the complex.

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

Orientation
- ✔ South Facing

Condition
- ✔ Excellent Condition
- ✔ New Construction

Pool
- ✔ Communal Pool

Climate Control
- ✔ Air Conditioning
- ✔ Central Heating

Views
- ✔ Sea Views
- ✔ Garden Views
- ✔ Pool Views

Features
- ✔ Covered Terrace
- ✔ Lift
- ✔ Fitted Wardrobes
- ✔ Private Terrace
- ✔ Gym
- ✔ Storage Room
- ✔ Ensuite Bathroom

Furniture
- ✔ Not Furnished

Kitchen
- ✔ Fully Fitted Kitchen

Garden
- ✔ Communal Garden

Security
- ✔ Gated Complex
- ✔ Entry Phone

Parking
- ✔ Underground Parking

Utilities
- ✔ Electricity
- ✔ Drinkable Water

Category
- ✔ Contemporary




Sunset Bay
Estepona




















Balay







CULMIA Sunset Bay Estepona

Vivienda C

Escalera / Portal	5
Planta/s	1

Superficies

Útil interior aproximada	84,30 m²
Construida terraza	27,69 m²
Construida interior	**96,35 m²**
Construida con E.Comunes	**109,26 m²**

Superficies útiles por estancia

1 Vestíbulo	6,14 m²
2 Cocina	10,24 m²
3 Salón comedor	29,04 m²
4 Dormitorio principal	15,64 m²
5 Dormitorio 2	11,11 m²
6 Baño 1	4,92 m²
7 Baño 2	3,55 m²
8 Distribuidor	3,66 m²
9 Terraza	25,25 m²

Plano de conjunto







Advertencia Legal. La información gráfica contenida en este soporte es orientativa y no tiene carácter contractual, por lo que podrá ser modificada por el Promotor durante la ejecución de las obras por causas de índole técnica, jurídica y/o requerimiento de la administración competente. Cualesquiera elementos de decoración y su distribución son de carácter decorativo y ornamental, no son objeto de contratación ni tampoco tienen carácter contractual y/o precontractual, ni valor y/u oferta alguna.

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Destino, tu hogar

















