

Ref.-ID: MIBGR5486614

Estepona

Apartment



2



2



84 m2

Modern 2-Bedroom, 2-Bathroom Apartment in the First Line in Estepona An excellent option for investment or personal enjoyment: first-line location, new-build property, fully furnished, never lived in, modern smart home system and a valid tourist licence. A wonderful opportunity to purchase a modern apartment in one of the most sought-after areas of Estepona, located in the first line and just steps from the sea. The apartment is a brand-new property that has never been lived in before. It is fully furnished and ready to move into or rent out. Its modern design, functional layout and high-quality finishes provide a high level of comfort. The property features 2 spacious bedrooms and 2 bathrooms, making it ideal both as a permanent residence and as a holiday home. One of its key advantages is the smart home system, allowing convenient control of various functions within the apartment and providing a modern standard of comfort. Everything you need for comfortable living is within walking distance, including restaurants, shops, supermarkets, cafés, leisure areas and other services. The apartment has a tourist licence, making it particularly attractive as an investment property. The strong demand for short-term rentals in Estepona creates good opportunities for generating rental income through holiday accommodation. An excellent option for investment or personal enjoyment: first-line location, new-build property, fully furnished, never lived in, modern smart home system and a valid tourist licence.

Setting

- ✓ Beachfront
- ✓ Town
- ✓ Beachside
- ✓ Close To Shops
- ✓ Close To Sea
- ✓ Close To Schools
- ✓ Front Line Beach Complex

Views

- ✓ Urban
- ✓ Street

Security

- ✓ Electric Blinds
- ✓ Entry Phone
- ✓ Alarm System

Orientation

- ✓ East

Features

- ✓ Covered Terrace
- ✓ Lift
- ✓ Fitted Wardrobes
- ✓ Private Terrace
- ✓ Satellite TV
- ✓ WiFi
- ✓ Domotics
- ✓ Fiber Optic

Utilities

- ✓ Electricity
- ✓ Drinkable Water

Condition

- ✓ Excellent

Furniture

- ✓ Fully Furnished

Category

- ✓ Investment

Climate Control

- ✓ Air Conditioning
- ✓ Hot A/C
- ✓ Cold A/C

Kitchen

- ✓ Fully Fitted











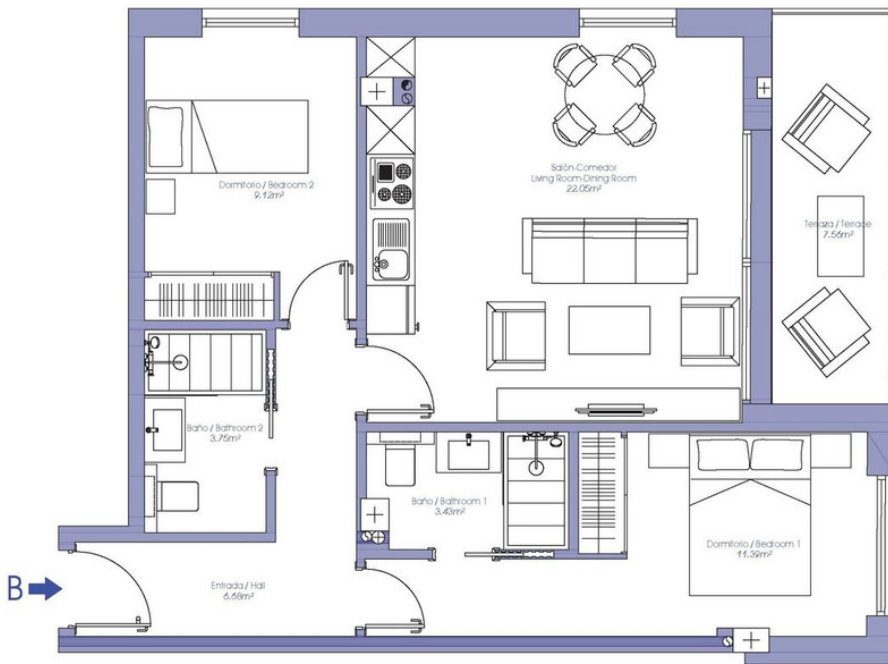








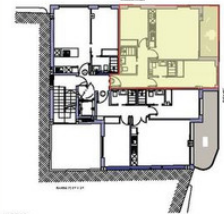




Covered Veranda / Built: 67.59m²
Comunes / Common: 11.56m²
Terraza / Terrace: 3.78m²
TOTAL CONSTRUIDA: 82.61m²
TOTAL BUILT AREA:

Sup. Útil según Real Decreto 216/2005: 62.00m²
Living area according Decree 216/2005: 62.00m²

Nota: La superficie útil según el Decreto 216/2005 se define como la superficie del suelo afectada de la vivienda más el 50% de espacios exteriores privados (hasta un máximo del 10% de la superficie útil interior).



NOTAS:

La superficie que se representa en este plano es la superficie construida con el área útil que puede ser utilizada para el uso previsto. No incluye el área de circulación ni el área de circulación exterior que se incluye en el plano de circulación. El terreno de dominio es el terreno que se incluye en el plano de circulación. Este plano puede ser utilizado para fines de construcción de viviendas.

