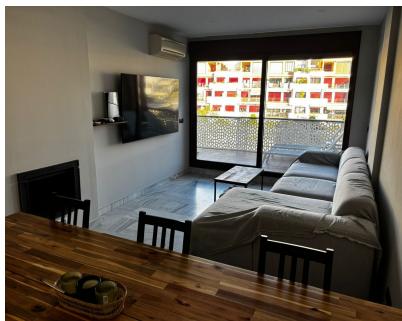




Продажа - Апартамент - Benahavís  
**285.000€**

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Коммунальные: 2,040 EUR / год



1



1



92 m<sup>2</sup>

Апартамент

Charming 1-Bedroom Apartment in Parque Botánico Urbanisation – Estepona, with Resort Amenities Discover this impeccable 1-bedroom apartment in the prestigious Parque Botánico urbanisation, a luxurious gated community in Estepona on the sun-drenched Costa del Sol – renowned for its serene location between the mountains and sea, offering resort-style living with lush botanical gardens, multiple swimming pools (including heated indoor and outdoor options), a state-of-the-art gym, spa with sauna and jacuzzi, tennis courts, and 24-hour security. This prime spot provides easy access to pristine beaches (10-15 minutes), world-class golf courses like Los Flamingos, international schools, supermarkets, and the A-7 for quick trips to Puerto Banús or Málaga Airport – ideal for year-round living or investment in Estepona's thriving 2025 market, where similar properties average €300,000-€450,000 with strong rental yields of 5-7% amid growing demand for eco-friendly resorts. Spanning 92 m<sup>2</sup> of built space on a mezzanine exterior floor with convenient lift access and desirable south-east orientation for abundant natural light, this well-maintained residence boasts a functional layout: one spacious bedroom with fitted wardrobes, a modern bathroom, a living-dining room with fully equipped kitchen, and a generous 20 m<sup>2</sup> terrace perfect for relaxation or al fresco dining. Premium features include air conditioning throughout, individual electric heating, and a garage space equipped with electric car charging installation, plus a 5 m<sup>2</sup> storage room – all enhancing everyday convenience. The urbanisation's exceptional amenities include expansive gardens, pools, and a welcoming community atmosphere, ensuring low-maintenance luxury. This turnkey property is a rare find for comfortable living or rentals – contact us today to arrange a viewing!

Расположение	ОРИЕНТАЦИЯ	Состояние	бассейн	Климат-контроль	вид
✓ Рядом с гольф-полем	✓ Восток	✓ Отличное	✓ Общий	✓ Кондиционер	✓ Сад
✓ Рядом с городом	✓ Юг		✓ Закрытый	✓ Камин	✓ Двор
✓ Близко к школам			✓ С подогревом		✓ Озеро
✓ Урбанизация			✓ Детский бассейн		
Особенности	Мебель	Кухня	Сад	меры безопасности	Парковка
✓ Крытая терраса	✓ По желанию	✓ Полностью оборудованная	✓ Общественный	✓ Огражденный комплекс	✓ Подземная
✓ Лифт				✓ Сигнализация	✓ Гараж
✓ Встроенные шкафы				✓ Охрана 24 часа	✓ Общая
✓ Рядом с транспортом					✓ Приватная
✓ Приватная терраса					
✓ Солярий					
✓ Спутниковое телевидение					
✓ WiFi					
✓ Тренажерный зал					
✓ Сауна					
✓ Игровая комната					
✓ Падл теннис					
✓ Теннисный корт					
✓ Кладовка					
✓ Ванная комната					
✓ Доступ для инвалидов					
✓ Мраморные полы					
✓ Джакузи					
✓ Барбекю					
✓ Двойные стеклопакеты					
✓ Круглосуточная ресепшн					
✓ Ресторан на территории					
✓ Оптическое волокно					