

## Продажа - Апартамент - Estepona

# 395.000€

**Estepona**

**Апартамент**

**Коммунальные: 2,304 EUR / год**

**ИБИ: 680 EUR / год**

**Мусор: 160 EUR / год**



**2**



**2**



**148 m<sup>2</sup>**

Discover this beautiful ground floor apartment located in the exclusive Sunset Golf development, perfectly positioned between Marbella and Estepona. Offering open sea views and a tranquil setting, this property combines comfort, space, and convenience. The apartment features 99 m<sup>2</sup> of interior living space with a bright and spacious layout, including two double bedrooms and two modern bathrooms, one of them en-suite. The living and dining area flows seamlessly onto the outdoor spaces, creating an ideal home for both everyday living and holidays. Outside, you'll enjoy a total of 50 m<sup>2</sup> of private exterior space, comprising a 30 m<sup>2</sup> terrace and a 20 m<sup>2</sup> garden, perfect for al fresco dining, relaxing, or entertaining while enjoying the Mediterranean climate. Situated within a secure gated community with doorman service, residents benefit from a communal swimming pool, underground parking, and a private storage room. The location is exceptional: just minutes from a new padel club with gym, restaurant, and spa, and ideally placed between the vibrant lifestyle of Marbella and the authentic charm of Estepona. An excellent opportunity as a permanent residence, holiday home, or investment property on the Costa del Sol.

### Расположение

- ✓ Рядом с магазинами
- ✓ Близко к школам

### Климат-контроль

- ✓ Кондиционер

### Кухня

- ✓ Частично оборудованная

### ОРИЕНТАЦИЯ

- ✓ Юго-запад

### ВИД

- ✓ Море
- ✓ Горы
- ✓ Гольф
- ✓ Панорамный
- ✓ Бассейн

### Сад

- ✓ Общественный

### Состояние

- ✓ Отличное

### Особенности

- ✓ Крытая терраса
- ✓ Лифт
- ✓ Встроенные шкафы
- ✓ Рядом с транспортом
- ✓ Приватная терраса
- ✓ Кладовка
- ✓ Ванная комната
- ✓ Мраморные полы
- ✓ Оптическое волокно

### меры безопасности

- ✓ Огражденный комплекс
- ✓ Домофон

### бассейн

- ✓ Общий

### Мебель

- ✓ Полностью меблированный

### Парковка

- ✓ Приватная

















