

**Ref.-ID: MIBGR5456572**

**Estepona**

**Апартамент**

**Коммунальные: 1,320 EUR / год**

**ИБИ: 1,100 EUR / год**



**3**



**2**



**148 m2**

DUPLEX PENTHOUSE ON THE BEACHFRONT - ESTEPONA Magnificent 3-bedroom duplex penthouse situated in a prime beachfront position, offering impressive direct views over the Mediterranean and a unique feeling of being right above the sea. Distributed over two levels, the property features 3 spacious bedrooms and 2 bathrooms, including an en-suite bathroom. The bright living area incorporates an open-plan kitchen seamlessly connected to the lounge, creating a spacious, modern and functional setting with direct access to the outdoor areas. One of the main highlights of this property is its exceptional outdoor space, with approximately 100 m<sup>2</sup> of terraces and a private solarium, providing wonderful panoramic views across the Mediterranean, Gibraltar and, on clear days, the African coastline. Thanks to its excellent orientation, large windows and elevated position, the penthouse enjoys abundant natural light throughout the day, as well as beautiful sea views from different areas of the property. The residential complex offers well-maintained communal gardens, an adult swimming pool, a children's pool and a padel court, all within a peaceful residential setting by the sea. The location is excellent, just a few minutes by car from the centre of Estepona and with easy access to Puerto de la Duquesa, where you will find a wide selection of restaurants, shops, services and leisure facilities. The property is also conveniently located close to the new Estepona hospital, in an area experiencing continued development and growth. An ideal property for those looking to enjoy life by the Mediterranean, generous outdoor spaces and privileged sea views, whether as a permanent residence, a holiday home or an investment on the Costa del Sol.

**Расположение**

- ✓ Первая линия пляжа
- ✓ На побережье
- ✓ Рядом с портом
- ✓ Рядом с магазинами
- ✓ Рядом с морем
- ✓ Рядом с городом
- ✓ Близко к школам
- ✓ Рядом с портом
- ✓ Урбанизация
- ✓ Передняя линия комплекс

**Климат-контроль**

- ✓ Кондиционер
- ✓ Кондиционер холодного воздуха
- ✓ Кондиционер горячего воздуха

**Кухня**

- ✓ Полностью оборудованная

**Коммунальные услуги**

- ✓ Электричество
- ✓ Питьевая вода
- ✓ Телефон

**ОРИЕНТАЦИЯ**

- ✓ Юг
- ✓ Юго-запад

**ВИД**

- ✓ Море
- ✓ Горы
- ✓ Пляж
- ✓ Панорамный
- ✓ Сад

**Сад**

- ✓ Общественный

**Категория**

- ✓ Первая линия пляжа
- ✓ Дома для отдыха
- ✓ Инвестиции
- ✓ Перепродажа

**Состояние**

- ✓ Хорошее
- ✓ Недавно отделанная

**Особенности**

- ✓ Крытая терраса
- ✓ Встроенные шкафы
- ✓ Приватная терраса
- ✓ Солярий
- ✓ WiFi
- ✓ Ванная комната
- ✓ Мраморные полы
- ✓ Двойные стеклопакеты
- ✓ Оптическое волокно

**меры безопасности**

- ✓ Огражденный комплекс
- ✓ Электрические жалюзи
- ✓ Сигнализация
- ✓ Сейф

**бассейн**

- ✓ Общий

**Мебель**

- ✓ По желанию

**Парковка**

- ✓ Улица











































