



Sales - Apartment - Estepona  
**295.000€**

[www.arbatestates.com](http://www.arbatestates.com)  
**+34 606 84 36 45**  
**+34 602 51 80 97**  
[info@arbatestates.com](mailto:info@arbatestates.com)



**Ref.-ID: R4812748**

**Estepona**

**Apartment**

**Community: 2,820 EUR / year**

**IBI: 945 EUR / year**

**Rubbish: 162 EUR / year**



**2**



**3**



**162 m2**

Situated in a highly desirable beachside development, this first-floor apartment offers both comfort and promising investment potential. The layout includes two bedrooms, each with its own en-suite bathroom, in addition to a convenient guest WC. The interior opens onto several terraces, ideal for relaxing while overlooking the tranquil garden views. Residents can also enjoy the communal pool and well-maintained gardens, providing a serene retreat. While the apartment would benefit from some updating, its prime location and thoughtful layout present an excellent opportunity for those looking to personalize their living space or secure a robust rental income. Beyond this, there is a unique opportunity to acquire multiple apartments owned by the same seller, offering the potential for a more substantial investment. Further details are available upon request.

- Setting**
  - ✓ Town
  - ✓ Commercial Area
  - ✓ Beachside
  - ✓ Port
  - ✓ Close To Port
  - ✓ Close To Shops
  - ✓ Close To Sea
  - ✓ Close To Town
  - ✓ Close To Schools
  - ✓ Close To Marina
  - ✓ Urbanisation
- Orientation**
  - ✓ South
- Condition**
  - ✓ Good
  - ✓ Fair
  - ✓ Renovation Required
- Pool**
  - ✓ Communal
- Climate Control**
  - ✓ Air Conditioning
  - ✓ Hot A/C
  - ✓ Cold A/C
- Views**
  - ✓ Garden
  - ✓ Pool
  - ✓ Courtyard
  - ✓ Urban
  - ✓ Street
- Features**
  - ✓ Lift
  - ✓ Fitted Wardrobes
  - ✓ Near Transport
  - ✓ Private Terrace
  - ✓ WiFi
  - ✓ Ensuite Bathroom
  - ✓ Access for people with reduced mobility
  - ✓ Restaurant On Site
- Furniture**
  - ✓ Fully Furnished
  - ✓ Optional
- Kitchen**
  - ✓ Fully Fitted
- Garden**
  - ✓ Communal
  - ✓ Private
- Security**
  - ✓ Gated Complex
  - ✓ Entry Phone
- Parking**
  - ✓ Underground
  - ✓ Garage
  - ✓ Covered
  - ✓ Street
  - ✓ Private
- Utilities**
  - ✓ Electricity
  - ✓ Drinkable Water
  - ✓ Telephone
  - ✓ Gas
- Category**
  - ✓ Bargain
  - ✓ Investment
  - ✓ Resale