

**Sales - Apartment - Estepona**  
**399.000€**

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**Ref.-ID: R4812865**

**Estepona**

**Apartment**

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

**IBI: 1,549 EUR / year**

**Rubbish: 243 EUR / year**



**3**



**3**



**173 m2**

Set within a highly sought-after development, this second-floor apartment with sea views offers a blend of comfort and strong investment potential. The property includes two bedrooms, each with its own en-suite bathroom, as well as an additional guest WC, providing both privacy and convenience. The interior features multiple terraces, perfect for enjoying lovely views of the sea and peaceful gardens, while the communal pool and meticulously maintained gardens provide a refreshing retreat. Although the apartment could benefit from some modernizing, its prime location and well-designed layout present an excellent opportunity for those looking to customize their space or generate substantial rental income. This property not only offers a comfortable home but also a promising investment. Additionally, several other apartments are available for purchase from the same owner, offering a unique chance for a larger-scale 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

**Features**

- ✓ Lift
- ✓ Fitted Wardrobes
- ✓ Near Transport
- ✓ Private Terrace
- ✓ WiFi
- ✓ Ensuite Bathroom
- ✓ Access for people with reduced mobility
- ✓ Restaurant On Site

**Utilities**

- ✓ Electricity
- ✓ Drinkable Water
- ✓ Telephone
- ✓ Gas

**Orientation**

- ✓ South

**Furniture**

- ✓ Fully Furnished

**Category**

- ✓ Bargain
- ✓ Investment
- ✓ Resale

**Condition**

- ✓ Good
- ✓ Fair

**Kitchen**

- ✓ Fully Fitted

**Pool**

- ✓ Communal

**Garden**

- ✓ Communal
- ✓ Private

**Climate Control**

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

**Security**

- ✓ Gated Complex
- ✓ Entry Phone

**Views**

- ✓ Garden
- ✓ Pool
- ✓ Courtyard
- ✓ Urban
- ✓ Street

**Parking**

- ✓ Underground
- ✓ Garage
- ✓ Covered
- ✓ Street
- ✓ Communal
- ✓ Private